



Committee Work Session & Called Council Meeting

AGENDA

Tuesday, December 07, 2021

6:00 PM

City Hall

I. **CALL TO ORDER**

1. Roll Call
2. City Administrator Update
- 3. Central Services Update**

II. **PUBLIC PRESENTATION**

- 1. Comprehensive Plan Presentation**

III. **COMMITTEE INFORMATION**

1. **Finance**
 - a. Monthly Finance Report**
2. **Airport**
 - a. Monthly Airport Report**
3. **Public Works**
 - a. Monthly Solid Waste Report**
 - b. Monthly Streets & Transportation Report**
 - c. Discussion / Approval - 2022 LMIG Application**
4. **Utilities**
 - a. Monthly Electric & Telecom Report**

- [b.](#) Monthly Water, Sewer, & Gas Report
- [c.](#) Dedication of Grand Haven Sewer Pump Station

5. Public Safety

- [a.](#) Monthly Fire Report
- [b.](#) Monthly Police Report

6. Planning & Code

- [a.](#) Monthly Code Report

7. Economic Development

- [a.](#) Monthly Economic Development Report

8. Parks

- [a.](#) Monthly Parks Report

IV. ITEMS OF DISCUSSION

- [1.](#) Public Hearing Rezone / Annexation - 1167 Golfview Terrace and 0 Oakland Ridge
- [2.](#) Public Hearing Monroe Corridor Commission Appeal - 1000 East Spring Street
- [3.](#) Public Hearing Comprehensive Plan
- [4.](#) COA Demolition Appeal - 1238 South Madison Avenue
- [5.](#) Conditional Use - 611 Davis Street
- [6.](#) Preliminary Plat Review - River Pointe
- [7.](#) Preliminary Plat Review - 318 Alcovy Street - Veterans Walk
- [8.](#) Preliminary Plat Review - 0 Charlotte Rowell Boulevard - Monroe Pavilion
- [9.](#) Application - Beer & Wine Package Sales - Food Mart Monroe
- [10.](#) Application - Beer & Wine Package Sales - Publix
- [11.](#) Appointments (3) - Downtown Development Authority & Convention & Visitors Bureau Authority & Urban Redevelopment Agency
- [12.](#) 2nd Reading - Zoning Ordinance Code Text Amendment #12
- [13.](#) Approval - 2022 Budget Resolution
- [14.](#) Resolution - Northeast Georgia Regional Solid Waste Management Plan
- [15.](#) Adopt - 2022 Council Meeting Schedule

V. **ITEMS REQUIRING ACTION**

1. Public Hearing

- a. 2022 Budget All Funds

2. Resolution - Temporary Moratorium of Residential Development Outside of City Core

VI. **MAYOR'S UPDATE**

VII. **ADJOURN**

CENTRAL SERVICES

MONTHLY REPORT

DECEMBER 2021

	2021 January	2021 February	2021 March	2021 April	2021 May	2021 June	2021 July	2021 August	2021 September	2021 October	2021 November	2020 November	2020 December	Monthly Average	Yearly Totals
SAFETY PROGRAMS															
Facility Inspections	5	3	11	4	3	7	4	6	3	0	7	3	5	4.7	61
Vehicle Inspections	0	0	4	5	6	3	6	5	0	5	4	4	5	3.6	47
Equipment Inspections	3	0	4	3	2	0	2	5	0	0	0	0	2	1.6	21
Worksite Inspections	3	6	1	1	2	4	8	2	5	6	3	3	6	3.8	50
Employee Safety Classes	5	5	4	2	1	4	0	2	3	4	6	3	2	3.2	41
PURCHASING															
P-Card Transactions	377	397	495	431	446	591	484	455	448	408	375	344	367	432.2	5,618
Purchase Orders	120	86	110	84	113	97	81	84	89	83	79	47	75	88.3	1,148
Total Purchases	497	483	605	515	559	688	565	539	537	491	454	391	442	520.5	6,766
Sealed Bids/Proposals	1	2	5	4	1	1	5	1	2	2	1	3	2	2.3	30
INFORMATION TECHNOLOGY															
Workorder Tickets	75	125	157	94	89	119	98	114	88	96	88	103	97	103.3	1,343
Phishing Fail Percentage	2.0%	2.0%	2.0%	4.0%	2.8%	3.6%	2.0%	4.0%	2.6%	2.7%	4.1%	2.8%	2.4%	2.8%	
MARKETING															
Newsletters Distributed	0	0	1	0	0	1	0	0	0	0	0	0	1	0.2	3
Social Media Updates	12	8	11	22	19	14	11	9	15	24	19	7	10	13.9	181
GROUNDS & FACILITIES															
Contractor Acres Mowed	115.3	115.3	115.3	122.9	130.5	130.5	130.5	163.8	163.8	163.8	163.8	166.0	115.3	138.2	1,796.8
Trash Collection	3,360.0	3,060.0	5,730.0	3,220.0	5,850.0	5,790.0	3,040.0	3,560.0	6,720.0	3,470.0	3,240.0	2,880.0	3,340.0	4,096.9	53,260.0
Crew Acres Mowed	30.7	15.3	15.3	62.1	73.4	87.4	87.4	87.4	87.4	87.4	57.4	47.3	30.7	59.1	768.8

CENTRAL SERVICES PROJECTS & UPDATES – DECEMBER 2021

FACILITIES & GROUNDS MAINTENANCE

Currently the City maintains all rights-of-way, facilities, and parks with a combination of City staff and contractor labor. This has allowed for the most efficient approach to maintaining all areas in a timely manner. During the month of August, the grounds and parks crews collected 3,240 pounds of trash and debris while also maintaining approximately 57.4 acres of rights-of-way and grounds at facilities and parks. Contractor labor was able to maintain an additional 163.8 acres of rights-of-way and grounds at facilities and parks.

The replacement of brick on the old water plant will begin during the month of December as weather allows. This was treated as an emergency project, but once the structure itself was secured properly, staff made the decision to bid the brick replacement to achieve the best possible costing associated with the complete repair.

CDBG 2020 STORMWATER TIMELINE

The pre-construction meeting for this project was held on September 21st, construction began on October 11th with silt fence installation and material delivery. Currently, permanent easements are being finalized and executed by staff and attorneys. As construction schedules and exact locations are known during the project, updates will be provided for the project for social media notifications to the public. Staff will begin working on the 2022 CDBG application with consultants and engineers to determine the location and help with funding of the next project.



PLAZA PHASE II PROJECT UPDATE

Construction is in progress and is complete on the roof of the remaining buildings at the Plaza Shopping Center. The exterior has started and should be completed by the end of the year and will match the exterior of the new Police Department and Municipal Court building in appearance. Once this portion of the project is complete, the interior of the structures will then be examined further for repair, as will all utilities on site. There have been several delays and interruptions in the project due to materials and health.

LEAF SEASON SCHEDULE

The 2021-22 leaf collection schedule begins on November 1st and runs to January 31st. Leaf collection routes will mirror the residential garbage collection schedule, though it will likely not keep up but will provide a uniform effort. This year we have the full use of both a leaf truck and leaf trailer to have in the rotation, with the street sweeper working in tandem on the streets. We will continually update the schedule and route status on social media as the collection timeline reveals itself.



PROJECT TIMELINE UPDATE

Over the course of the past few months, efforts have taken place to build a timeline of projects currently ongoing by the City of Monroe. The attached timeline provides projects from Central Services, Fire, Police, Water, Sewer, Gas, Stormwater, Streets, Solid Waste, and Parks...all with updates for current activity. The timelines present planned and actual budgets, expenses, companies of performance, status updates, dates of material order, bidding, key milestones, and most importantly...start dates and estimated timelines for completion. This will be updated on a monthly basis to reflect changes and status updates for more continuity throughout the city, as well as track productivity and management of processes.

PROJECT NAME	CODE	PROJECT BUDGET	CURRENT BUDGET	EXPENSE TO DATE	PERFORMED BY	PROJECT STATUS	FEET	MATERIAL ORDER DATE	MATERIAL LEADTIME	SEAL BID (YES/NO)	ESTIMATED START DATE	ESTIMATED TIMELINE	KEY MILESTONES OF PROJECT
		\$ 38,040,898.96	\$ 36,062,310.81	\$ 16,115,115.13									
Airport Paving	19-002 21-007	\$ 1,453,975.00	\$ 965,842.06	\$ 886,313.13	Atlanta Paving & Concrete Construction	Complete	5,000'	N/A	N/A	Yes	04/05/21	60 days	Pre-Construction 3/15, Construction Start 4/5, Runway Closure 28 days, Sporadic Closure 28 days
Park Sunshades	21-002	\$ 25,000.00	\$ 25,000.00	\$ 17,607.00	PlaySouth Playground Creators	Complete		01/04/21	6 weeks	No	04/22/21	2 days	Material Order 1/4, Delivery 3/1, Installation 4/22
Fire Department Memorial Garden Repair	N/A	N/A	\$ 12,675.28	\$ 5,000.00	Garland / SignBros	Complete		03/03/21	4 weeks	No	03/22/21	3 weeks	Involves Traffic Damage, Insurance, Garden Repair (\$10,481), Letter Replacement (\$2194.28)
Hangar Site Projects	18-005	\$ 350,000.00	\$ 350,000.00	\$ 331,404.81	GMC / Conner / JRM / NRC / APCC	T-Hangar Site Complete, Single Hangar Site In Progress		N/A	N/A	N/A	04/01/20	52 weeks	Excavation, Clearing, Grading, Ditching, Piping, Design, Surveying, GAB, Paving, Striping
Fire Department BadgePass Installation	N/A	\$ 17,500.00	\$ 14,657.00	\$ 14,657.00	BadgePass / SAMS	Complete		03/29/21	N/A	No	N/A	2-3 weeks	Order, Installation, Testing, Live
CDBG 2020 - Stormwater	19-036	\$ 1,506,579.00	\$ 1,506,579.00	\$ 91,699.00	Allen Smith / Carter & Sloope / Dickerson Group	Construction		N/A	N/A	Yes	N/A	N/A	Engineering Phase, Bidding, Construction planned for late summer/early fall
Sidewalk Repair Project	20-005	\$ 45,000.00	\$ 45,000.00	\$ 25,126.50	Black Oak / J&R	Phased Project	1,136'	N/A	N/A	No	06/07/21	N/A	East Washington, East Highland, East Marable, Glen Iris
Murray Lot Improvement	N/A	\$ 58,500.00	\$ 73,500.00	\$ 83,000.00	J&S Consolidated Holdings	Complete		N/A	N/A	No	03/17/21	3-4 weeks	Retaining Wall Replacement, Parking Area Repair/Replacement, Landscaping, REOPEN!
Utility / Broad Street Gate	N/A	\$ 10,000.00	\$ 9,980.40	\$ 9,480.40	Larry's Fence & Access Control	Complete		03/08/21	3-4 weeks	No	04/12/21	4-6 weeks	Gate Building, Installation, Software Training
Mathews Park Phase I	20-044	\$ 175,000.00	\$ 175,000.00	\$ 165,510.00	PlaySouth Playground Creators / CXT Concrete	Complete		N/A	N/A	Yes			Playgournd Equipment, Building Placement, Paving (County), Pavillion
Mathews Park Phase II	21-035	\$ 300,000.00	\$ 300,000.00	\$ 47,111.00	PlaySouth Playground Creators, Great Southern Recreation	Bidding, Ordering		08/04/21	30 weeks	Yes	TBD	TBD	Tables, Pavilions, Concrete, Asphalt, Demo, Shade Structures, Signage, Fencing (322-6200-541303)
City Hall Lighting	21-043	\$ 45,000.00	\$ 45,000.00	\$ 40,935.00	Peters Electric	Complete		N/A	N/A	No	08/02/21	TBD	City Hall Lighting Changeout (Prior to Reopen) (520-4600-541303)
Pilot Park	20-014	\$ 250,000.00	\$ 250,000.00	\$ 311,134.00	PlaySouth Playground / Black Oak / TriScapes / Roberts Fence / City of Monroe	Complete		N/A	N/A	Yes	N/A	N/A	Demo of Existing, Stormwater Repair, Playground Equipment, Concrete, Fencing, Painting
Pilot Park Maintenance	21-039	\$ 20,000.00	\$ 20,000.00	\$ 25,333.96	Conner Grading / City of Monroe	Complete		N/A	N/A	No	10/04/21	N/A	Drainage Repair, Mulch, Retaining Wall Repair
Stormwater Retention Pond Rehabilitation	21-028	\$ 275,000.00	\$ 4,500.00	\$ 4,500.00	Conner Grading / City of Monroe	Phased Project		N/A	N/A	No	07/28/21	2 weeks	Breedlove/McDaniel DONE
Parks Master Plan	21-044	\$ 10,000.00	\$ 10,000.00		Keck & Wood	Ongoing		N/A	N/A	No	08/14/21	N/A	Overall Remastering of the Parks Plan (322-6200-541303)
Stormwater Infrastructure	21-029	\$ 145,510.00	\$ 38,617.00	\$ 23,687.00	Conner Grading / City of Monroe	Scheduling	320'	N/A	N/A	No	N/A	N/A	Highland Creek, Baron Drive
Sidewalk Additions	20-003	\$ 50,000.00	\$ 50,000.00			Planning							
South Madison Avenue Paving Project	N/A	\$ 356,372.49	\$ 356,372.49	\$ 349,869.74	Blount Construction Company	Complete		N/A	N/A	Yes	05/03/21	3 weeks	Milling, Patching, Paving, Striping
Terminal Building	21-042	\$ 550,000.00	\$ -	\$ -	TBD	Design, Planning		N/A	N/A	Yes	11/01/21	7 months	Award, Acceptance/Rejection, Planning, Design, Bidding, Contracting, Construction (322-7563-541303)
Gateway Entrance Signage	21-014	\$ 100,000.00	\$ 35,000.00	\$ 38,000.00	Black Oak, SignBros	Reimbursement		N/A	N/A	Yes	N/A	N/A	REBC grant award (31k), Design, Landscaping, Signage
Cemetery Rehabilitation	N/A	\$ 200,000.00	\$ 50,000.00	\$ -	TBD	Planning		N/A	N/A				Paving Portions, Design and Fencing, Shrub/Tree Removal
Green Street Court	N/A	\$ 15,000.00	\$ 15,000.00	\$ 6,500.00	PlaySouth Playground Creators	Planning		N/A	N/A				
Stormwater Marketing	N/A	\$ 3,500.00	\$ -	\$ -	TBD	Pricing, Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation
Solid Waste Marketing & Recycling Education	N/A	\$ 30,000.00	\$ -	\$ -	TBD	Pricing, Planning		N/A	N/A	No	N/A	Ongoing	Planning, Pricing, Design, Implementation
Library Parking Lot Rehabilitation	N/A	\$ -	\$ -	\$ -		Bidding		N/A	N/A				Planning, Project Bidding during the Spring
GPS Replacement	N/A	N/A	\$ 20,570.00	\$ 20,570.00	AT&T Fleet Complete	Complete		03/10/21	1 week	No	04/29/21	2 weeks	Material Delivery, Installation Dates/Scheduling
Solid Waste Transfer Station Improvements	19-011	\$ 350,000.00	\$ 350,000.00	\$ 320,056.20	Osborn / Garland / Peters / CupriDyne / ProCare	In Progress		N/A	N/A	No	N/A	3 months	Signage, Transfer Station Floor/Wall Repair/Clean, Scale Replacement, Fencing, Landscaping, Generator
Scale House Improvements	N/A	\$ 100,000.00	\$ 107,466.70	\$ -	Fairbanks	Scheduling							
East Washington Street	LMIG	\$ 71,045.40	\$ -	\$ -		Complete	3,200'	N/A	N/A	Yes			Bidding, Milling, Paving
Pinecrest Drive	LMIG	\$ 46,550.00	\$ -	\$ -		Complete	2,700'	N/A	N/A	Yes			Bidding, Milling, Paving
Plaza Drive	LMIG	\$ 102,564.07	\$ -	\$ -		Awaiting Schedule	3,400'	N/A	N/A	Yes			Bidding, Milling, Paving
Bryant Road	LMIG	\$ 29,050.00	\$ -	\$ -		Complete	2,800'	N/A	N/A	Yes			Bidding, Milling, Paving
South Madison Avenue	LMIG	\$ 77,770.00	\$ -	\$ -		Complete	4,500'	N/A	N/A	Yes			Bidding, Milling, Paving
Maintenance Hangar Building	21-033	\$ 50,000.00	\$ 35,500.00	\$ -	Owner / Lessee	Design In Progress		N/A	N/A	No	N/A	12 months	Planning, Council Approval, Engineering, 7460, DOT Approval, Lease Agreement, (322-7563-541303)
Police / Municipal Court Renovation Project		\$ 3,560,523.00	\$ 3,560,523.00	\$ 3,372,576.32	Garland / Place Services	Complete		N/A	N/A	Yes	06/01/19	24 months	Exterior, Bidding Architectural, Design, Bidding, Interior Renovation, Final
Plaza Renovation Phase II	21-021	\$ 971,288.00	\$ 971,288.00	\$ 742,680.03	Garland Company	In Progress		05/12/21	N/A	Yes	07/28/21	N/A	Planning, Bidding, Approval, NTP, (100-6200-541303)
	21-022	\$ 478,678.00	\$ 478,678.00	\$ 365,797.63	Garland Company	In Progress		05/12/21	N/A	Yes	07/28/21	N/A	Planning, Bidding, Approval, NTP, (520-4750-541303)
Childers Park Bridge Rehabilitation	21-038	\$ 25,000.00	\$ 25,000.00	\$ 24,200.00	J.Key Construction	Complete		10/07/21	2 weeks	No	10/18/21	2 weeks	Pricing, Demo, Repair (322-6200-541303)
GIS Development		\$ 250,000.00	\$ 250,000.00	\$ 227,229.00	Carter & Sloope	Sewer Test Deployment, Awaiting Water, Gas, and Stormwater		N/A	N/A	Yes	01/01/20	24 months	Captured Data, Test Phases, Deployment, Edit/Corrections, Live Application
Park Restrooms	21-034	\$ 130,000.00	\$ 135,932.24	\$ -	CXT Concrete Buildings	Review Complete		08/12/21	N/A	No	TBD	5 months	Mathews Park, Pilot Park, (322-6200-541303)
Garbage Truck Purchase (ASL)	N/A	\$ 270,000.00	\$ 278,673.00	\$ -	Carolina Environmental Systems	Ordered		08/16/21	280 days	No	N/A	N/A	National Purchasing Alliance Purchase
Alcovy River Park	21-026	\$ -	\$ -	\$ 5,954.00		Planning							
Parks Buildings Demo	21-030	\$ 20,000.00	\$ 20,000.00	\$ 38,314.84	City of Monroe	Complete		N/A	N/A	No	02/01/21	Sporadic	EC Kidd DONE, Towler Street DONE, Hammond DONE, Mathews DONE, Coker DONE, Athens Tech DONE

MyCivic Implemetation	N/A	\$ -	\$ -	\$ -	Tyler / MyCivic	In Progress		N/A	N/A	No	05/17/21	6 weeks	Development, Implementation			
North Midland Traffic Calming		\$ -	\$ -	\$ -	Keck & Wood	Planning		N/A	N/A	No	N/A	4 weeks	Design, Planning, Pricing, Construction			
Old WTP Exterior/Brick Rehabilitation	21-032	\$ 100,000.00	\$ 100,000.00	\$ 76,776.00	Garland Company	In Progress		N/A	N/A	No	05/17/21	6 weeks	Emergency Restoration, Brick Removal, Shoring, Brick Replacement, (520-4400-541303)			
Lumpkin Alleyway Phase II		\$ -	\$ -	\$ -	City of Monroe / TBD	Easement Acquisition		N/A	N/A	No	N/A	2 weeks	Demo of Existing, Utility Replacement, Drainage, Concrete			
North Madison Sidewalk/Drainage	21-027	\$ -	\$ -	\$ 8,980.42	Keck & Wood	Engineering	1,200'	N/A	N/A	Yes	N/A	N/A	Planning, Design, Drainage, Sidewalk, Piping, Easement, Permit, Construction			
Highway 186 Gas Extension	21-001	\$ 1,000,000.00	\$ 1,000,000.00	\$ 173,160.00	City of Monroe	In Progress	36,000'	N/A	N/A	No	01/01/21	12 months	6" Plastic			
Highway 83 Gas Extension					City of Monroe	Material Ordered	114,502'		No	06/01/21	6 months	4" Plastic, Hwy 83, Chandler, Old Monroe Madison, Simmons, Lipscomb, Whitney, Mt. Paran, Brown Hill Church, Hestertown, Adcock				
Popluar Street Gas Renewal / Installation	21-004	\$ 316,494.00	\$ 316,494.00	\$ 3,060.00	City of Monroe	All completed and services tied over	3,000'			No	01/01/21	4 weeks	2" Plastic			
Southview Drive, Bolton Street, Reece Street, Pierce Street and Olympian Way Renewal																
Carwood Drive Gas Renewal					Southern Pipeline	Completed & services tied over.	3,000'	N/A	N/A	No	05/01/21	6-8 weeks	2" Steel			
Victory Drive Renewal					TBD	Planning	1,500'	N/A	N/A	No	01/01/21	5 months	2" Plastic			
Harris / Lacy Renewal					TBD	Planning	2,000'	N/A	N/A	No	04/01/21	5 months	2" Plastic			
MAB Gas Extension	21-005	\$ 250,000.00	\$ 231,576.50	\$ 18,423.50	City of Monroe	Complete		N/A	N/A	No	03/01/21	4 weeks	2" Plastic / 4" Plastic			
Unisia Drive Gas Extension					City of Monroe	Complete	3,100'	N/A	N/A		01/01/21	1 week	4" Plastic			
Highway 11 South Renewal					Contractor	Complete	20,064'	N/A	N/A		01/01/21	6-8 weeks	4" Plastic			
The Fields / Alcovy Mountain Gas Extension	21-005	\$ 250,000.00	\$ 227,886.14	\$ 3,690.36	City of Monroe	Complete	4,000'	N/A	N/A		03/01/21	1 week	2" Plastic			
South Madison Sewer Replacment					City of Monroe	Complete	550'	N/A	N/A		02/01/21	4-6 weeks	6" Clay			
Church Street Sewer Replacment					City of Monroe	Complete	400'	N/A	N/A		03/01/21	4-6 weeks	6" Clay			
Gratis Road / Birch Street / Highway 78 Sewer Repairs					City of Monroe	Complete					03/01/21	4-6 weeks	12 Manholes Raised in Jacks Creek area			
2018 CDBG					IPR / Dickerson Group / Blount	Complete		N/A	N/A	Yes	09/18/21	20 months	Water / Sewer Rehabilitation, Paving			
Alcovy River / Highway 138 Sewer Extension	18-002	\$ 4,000,000.00	\$ 4,000,000.00	\$ 209,625.18	Contractor	Main Complete, Pump Station Contracted		N/A	N/A	Yes	01/01/21	12 months	Bid, Preconstruction, Construction			
Water Model Development					Weideman & Singleton	Complete		N/A	N/A	Yes	11/01/20	6-8 weeks				
WWTP Rehabilitation	19-012	\$ 7,500,000.00	\$ 7,500,000.00	\$ 550,163.75	Hofstadter & Associates	In Progress		N/A	N/A	Yes	01/01/00	forever	Design, Planning, Design, Bid, Design, Planning, Bid, Construction			
Raw Water Main Replacement	20-030	\$ 3,520,000.00	\$ 3,520,000.00	\$ 53,256.80	Weideman & Singleton	Approved by EPD	TBD	N/A	N/A	Yes	01/01/21	12 months	30" / 20" Water Main Replacement / Expansion			
South Broad Street Water Extension					City of Monroe	Myers to Walker Complete	1,500'	N/A	N/A		05/01/21	6-8 weeks	10" Water Main / Pressure Improvements			
Highway 78 East Water Extension					City of Monroe	Planning	1,500'	N/A	N/A		03/01/21	4 months	8" Water Main			
Cedar Ridge Road Water Extension					Contractor	Complete	3,500'	N/A	N/A	Yes	02/01/21	6-8 weeks	20" Water Main			
Loganville Water Extension	18-028	\$ 5,580,000.00	\$ 5,580,000.00	\$ 7,377,162.04	Contractor	Complete		N/A	N/A	Yes	07/01/18	36 months	Easements, Construction			
Piedmont Industrial Parkway Water Extension	20-040	\$ 1,000,000.00	\$ 1,000,000.00	\$ 26,020.41	City of Monroe	In progress - Engineers	13,000'	N/A	N/A	No	01/01/21		Unisia Drive, Jacks Creek, Southview Drive, Birch Street, East Marable			
Piedmont Industrial Park Water Tank	20-039	\$ 2,000,000.00	\$ 2,000,000.00	\$ 15,788.75	TBD	Planning		N/A	N/A	Yes	TBD	TBD				
Jim Daws Road Water Extension					City of Monroe	Complete	1,000'	N/A	N/A	No	01/01/21	4 weeks				
Poplar Street Pressure Improvements					City of Monroe	Complete	2,800'	N/A	N/A	No	01/01/21	6-8 weeks				
Jack's Creek Rd Gas Expansion					City of Monroe	Complete	3500'	N/A	N/A	No	07/01/21	1 month	Installed 3500' of 2" plastic gas main along Jack's Creek Rd			
Saddle Creek Subdivision Jim Daws/Wall Rd					City of Monroe	Complete	3500'	N/A	N/A	No	07/01/21	1 month	Installed 3500' of 2" plastic gas main in Saddle Creek Subdivision			



COMPREHENSIVE PLAN: COMMUNITY ENGAGEMENT

CITY OF MONROE CITY COUNCIL
WORK SESSION
DECEMBER 7, 2021

MARILYN HALL, AICP
HALL CONSULTING, INC.

TONIGHT'S AGENDA



What is a
Comprehensive Plan



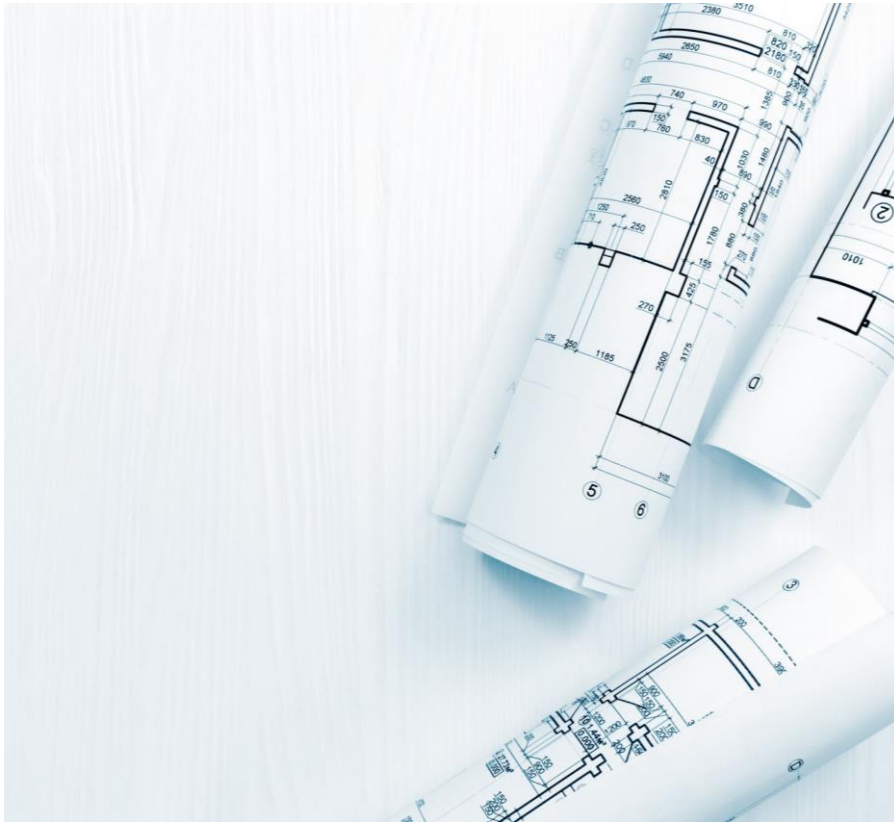
Community
Engagement Program



Schedule



Questions and
Comments



WHAT IS A COMPREHENSIVE PLAN?

- 20-year blueprint to guide growth
- Basis for future zoning and capital facilities decisions
- Update required every 5 years
- Allows for State funding

COMMUNITY ENGAGEMENT WORKSHOPS

Visioning Workshop

Strategic Framework Workshop

Open House



COMMUNITY ENGAGEMENT & OUTREACH



Monroe-compplan.com



Flyers



Stakeholder Interviews



Steering Committee Meetings



Public Hearings

December 14
April 12

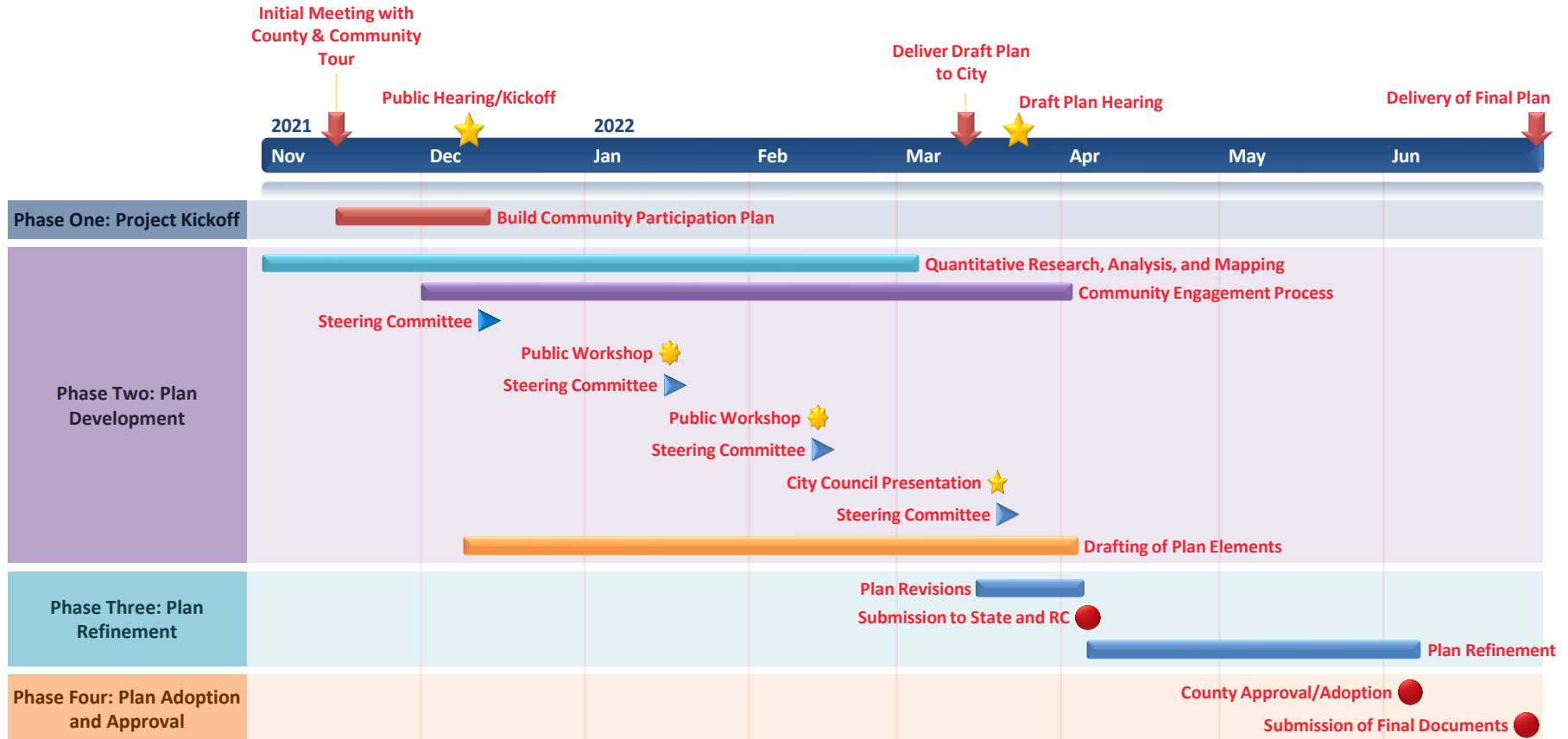


Comment Forms



Surveys

COMPREHENSIVE PLAN TIMELINE



IMPORTANT DATES

Month	Date/ Time	Event	Location
December	12/7 6pm	Community Engagement Plan	Council Work Session
December	12/14 6pm	Public Hearing/Kickoff	Council Regular Session
December	12/17	Steering Committee 1	Tbd – lunch
January	1/13 6pm	Public Workshop 1	The Factory at Walton Mill
January		Steering Committee 2	Tbd
February		Public Workshop 2	Tbd
February		Steering Committee 3	Tbd
March		Public Workshop 3	Tbd
March		Steering Committee 4	Tbd
April	4/12	Public Hearing	Council Regular Session
June	6/14	City Council Adoption	Council Regular Session



FINANCIAL STATUS REPORT

as of October 2021

Online financial reports are available here
<https://cleargov.com/georgia/walton/city/monroe>

GENERAL FUND SUMMARY

GENERAL FUND REVENUES



TOTAL BUDGETED

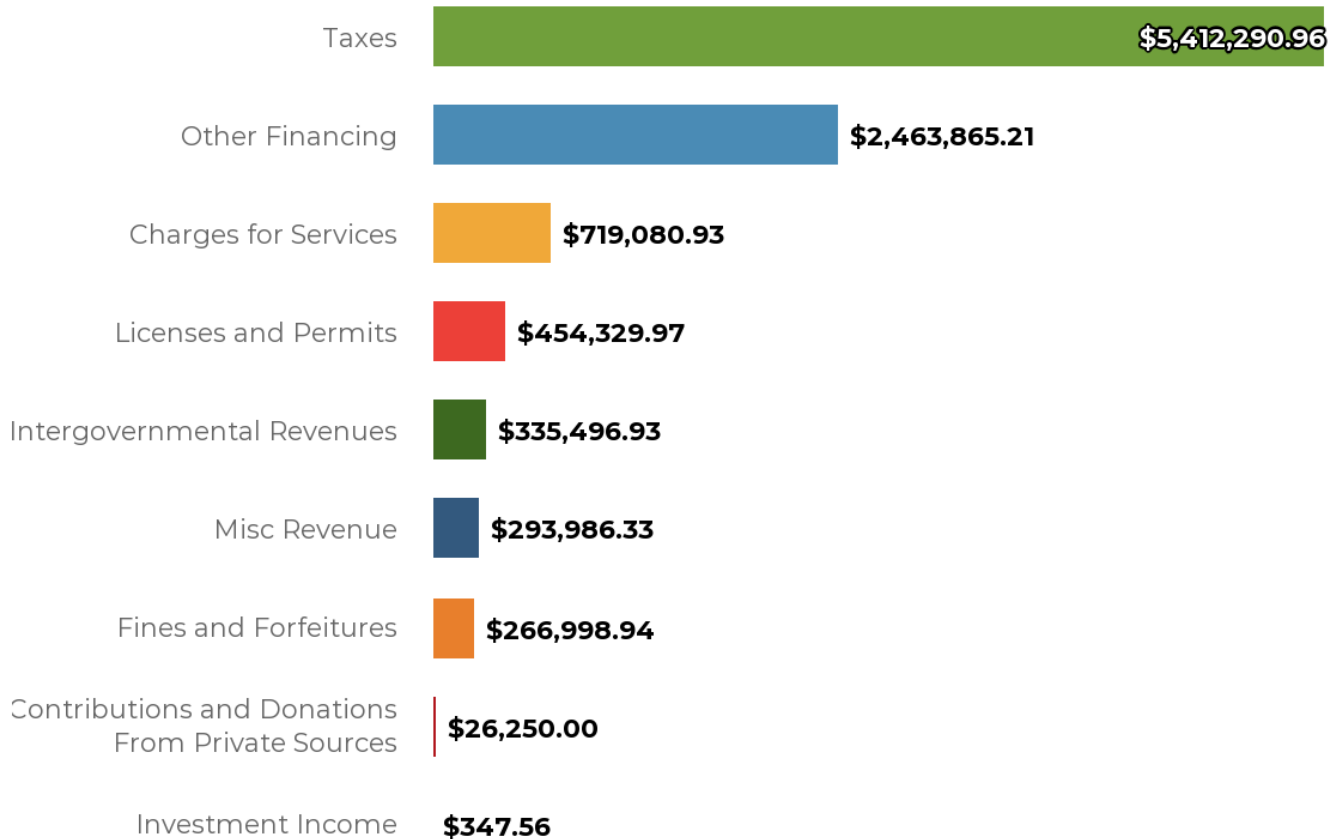
\$13,795,077

COLLECTED TO DATE

(72% of budgeted collected to date)

\$9,972,647

General Fund year-to-date revenues for the month totaled \$9,972,647 which is 72% of total budgeted revenues of \$13,795,077 for 2021. Property Tax & Insurance Premium Tax collections make up @ 37% of total General Fund Revenues, which is not collected until the fourth quarter of each year.



GENERAL FUND EXPENDITURES



TOTAL BUDGETED

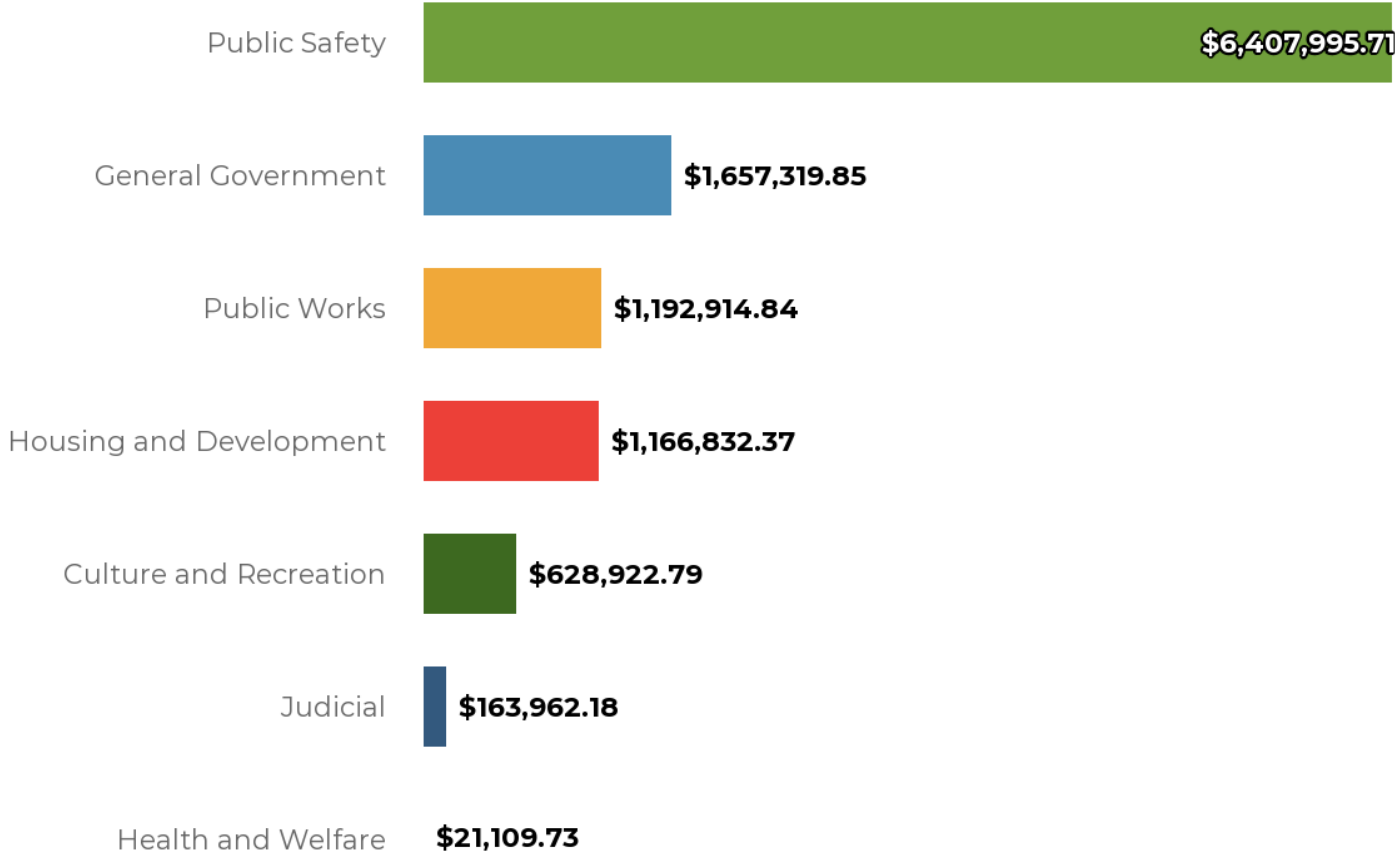
\$13,795,077

EXPENDED TO DATE

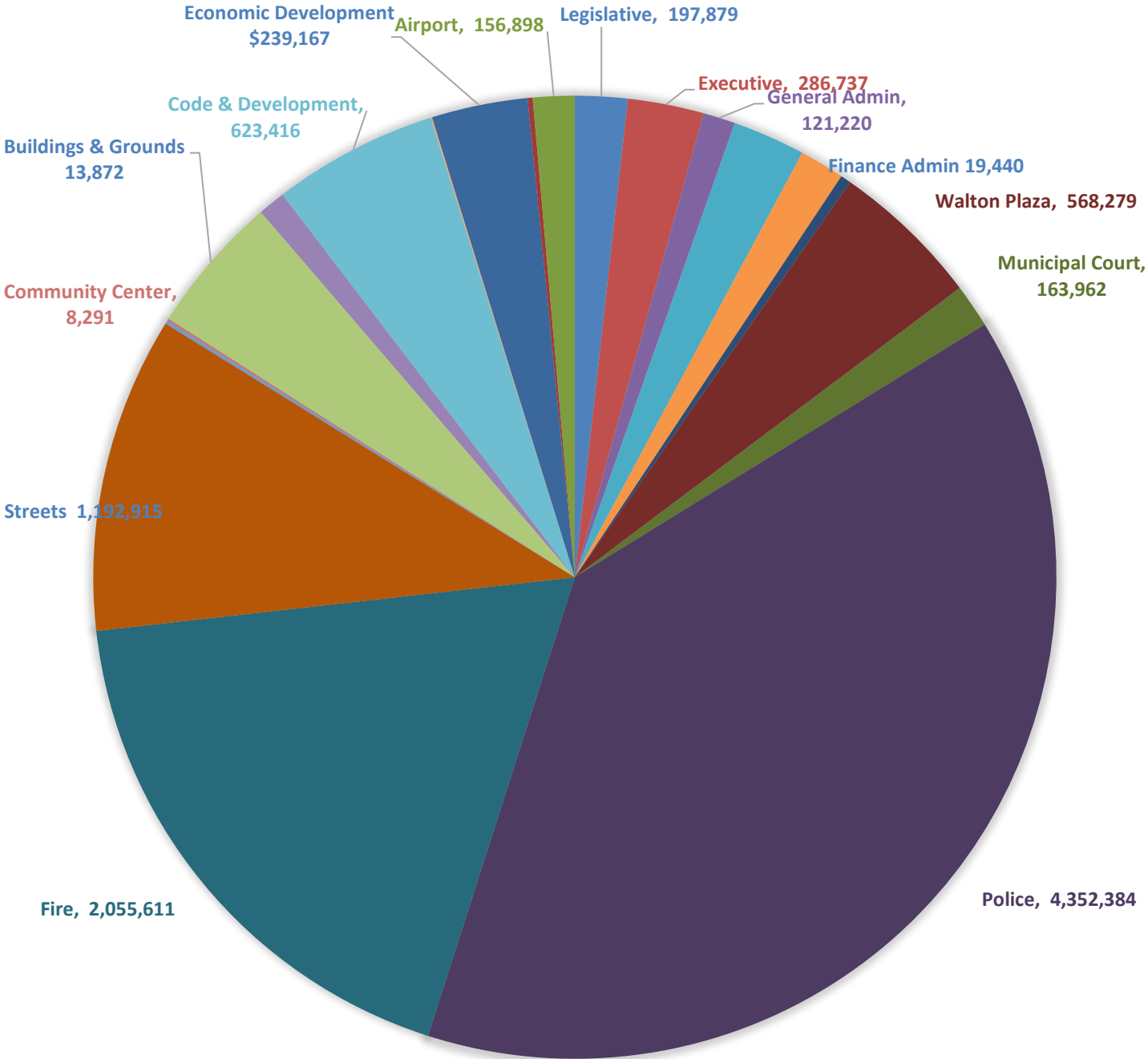
(81% of budgeted used to date)

\$11,239,057

General Fund year-to-date expenses for the month totaled \$11,239,057 which is 81% of total budgeted expenses of \$13,756,877 for 2021.



GENERAL FUND EXPENSES YTD



UTILITY FUND SUMMARY

UTILITY FUND REVENUES



TOTAL BUDGETED

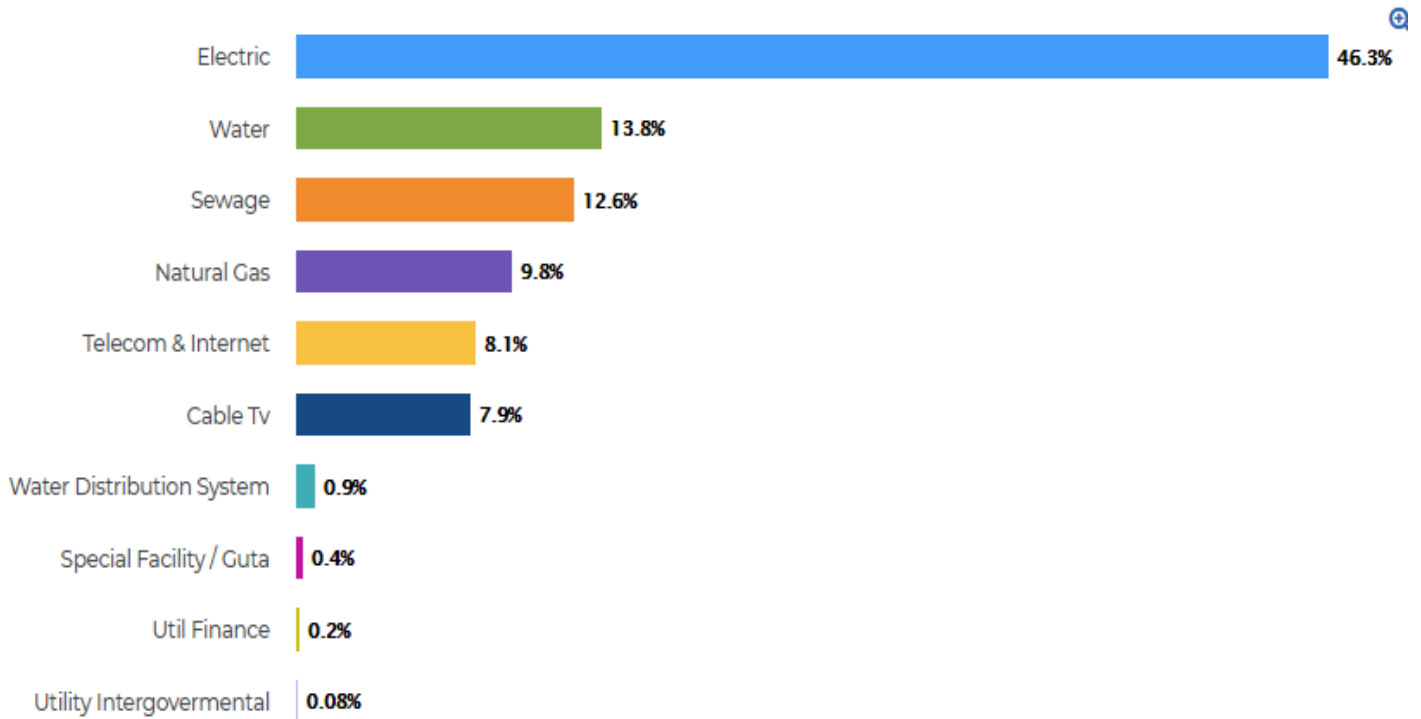
\$43,375,851

COLLECTED TO DATE

(88% of budgeted collected to date)

\$38,340,044

Utility Fund year-to-date operating revenues for the month totaled \$37,810,376, with \$529,668 in contributed capital revenue received. This is about 87% of total budgeted revenues of \$43,375,851 for 2021.



UTILITY FUND EXPENDITURES



TOTAL BUDGETED

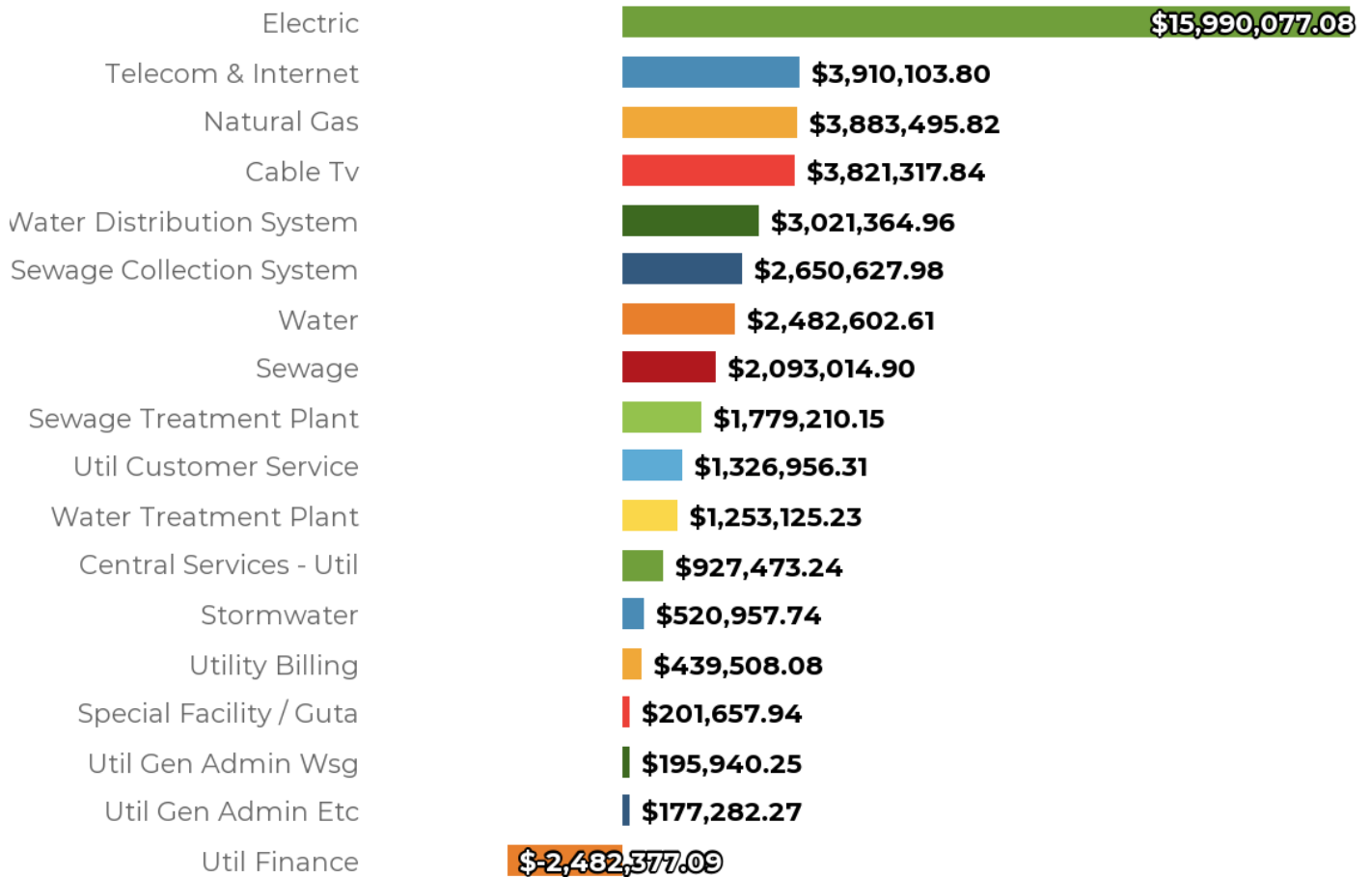
\$43,375,851

EXPENDED TO DATE

(97% of budgeted used to date)

\$42,192,339

Utility Fund year-to-date operating expenses for the month totaled \$33,713,421 (*excluding capital expense*) which is 77.7% of total budgeted expenses of \$43,375,851 for 2021. Year-to-date capital expense totaled \$8,478,918.



SOLID WASTE FUND SUMMARY

SOLID WASTE FUND REVENUES



TOTAL BUDGETED

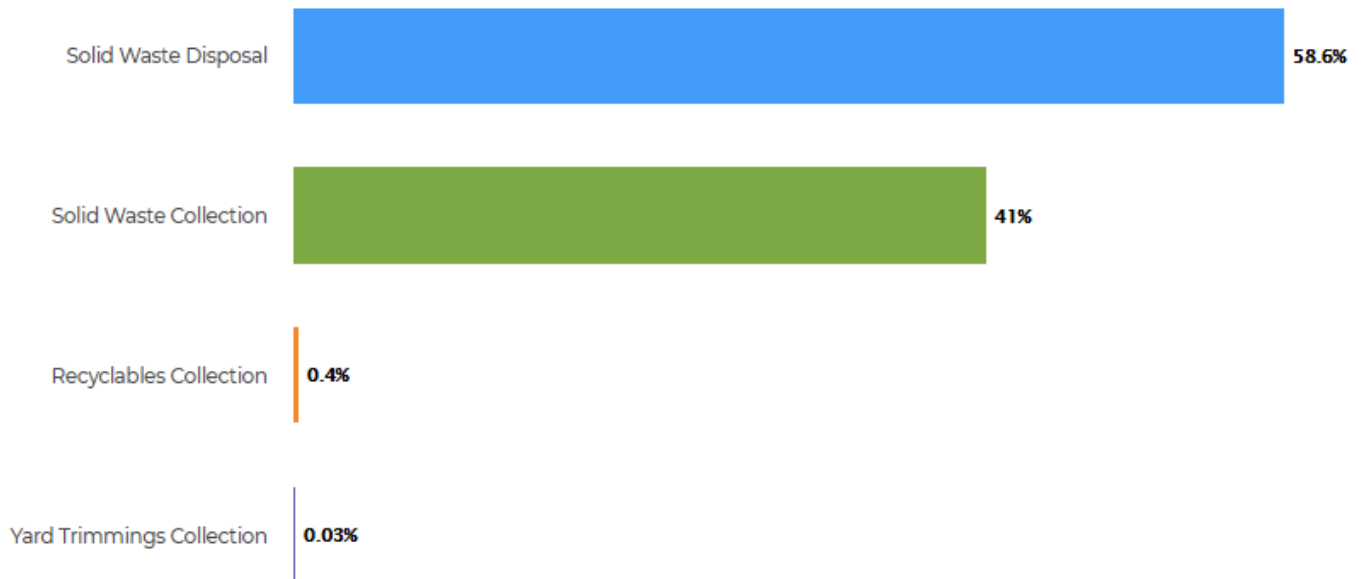
\$5,511,318

COLLECTED TO DATE

(101% of budgeted collected to date)

\$5,556,303

Solid Waste year-to-date revenues for the month totaled \$5,556,303. This is greater than 100% of total budgeted revenues of \$5,511,318 for the year.



SOLID WASTE FUND EXPENDITURES



TOTAL BUDGETED

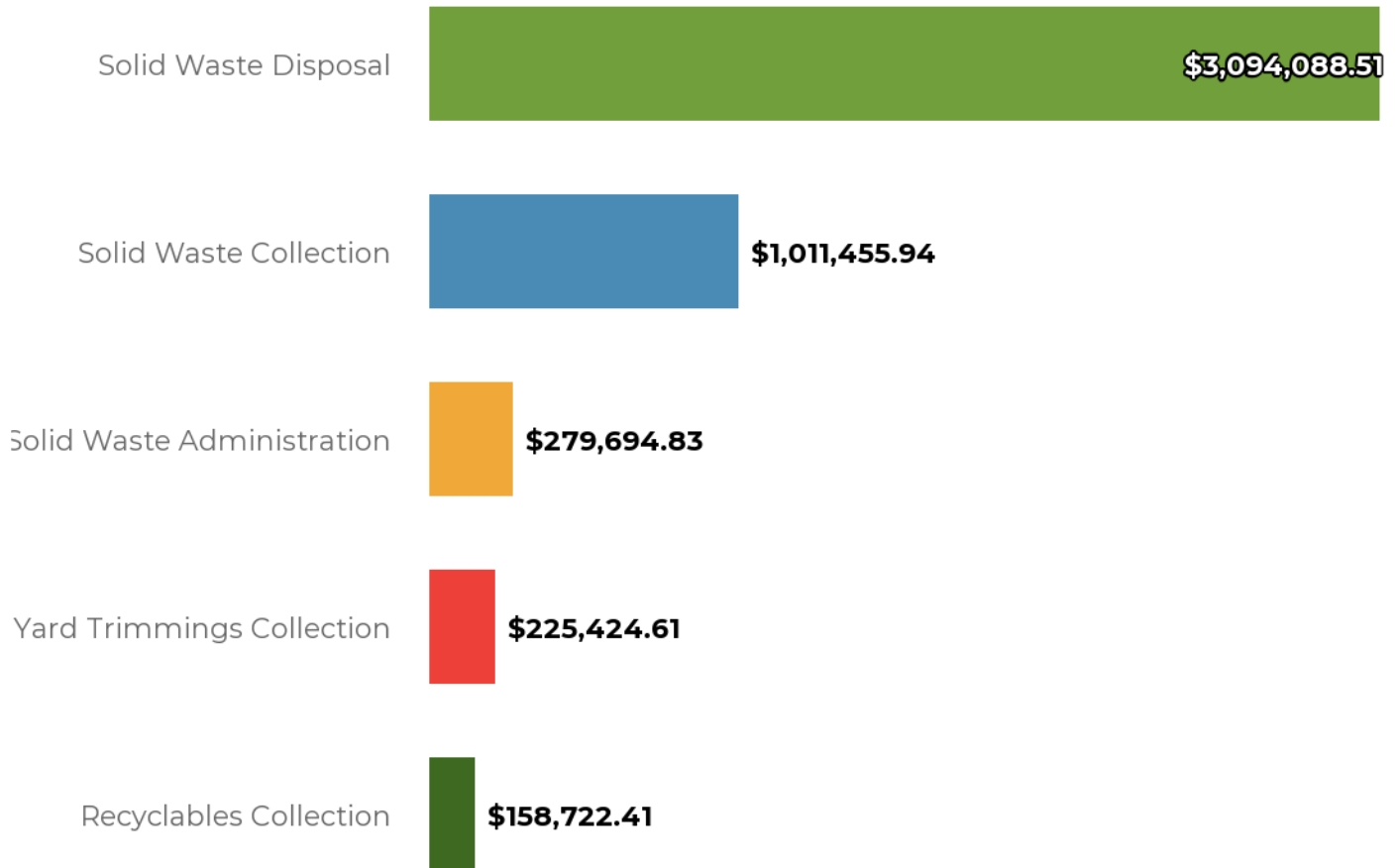
\$5,511,318

EXPENDED TO DATE

(92% of budgeted used to date)

\$5,084,935

Solid Waste year-to-date expenses for the month totaled \$4,891,580 (*excluding capital expense*) which is 88.7% of total budgeted expenses \$5,511,318 for 2021. Year-to-date capital expenses total \$193,355.



Cash balances for the City of Monroe at month end totaled **\$89,027,994** including the utility bond funds.
 The following table shows the individual account balances for the major funds

GOVERNMENTAL FUND	
General Fund Checking	2,410,145
Stabilization Fund	1,250,000
Group Health Insurance Claims (Insurance Trust)	69,634
CAPITAL PROJECTS FUND	
Capital Improvement - General Government	2,740
Old SPLOST 2007	1,380,834
SPLOST 2013	584,085
SPLOST 2019	2,696,953
SPECIAL REVENUE FUND	
Hotel/Motel	7,005
DEA Confiscated Assets Fund	57,381
Confiscated Assets Fund	116,957
American Rescue Plan	2,374,872
ENTERPRISE FUND	
Solid Waste	718,755
Solid Waste Capital	954,222
Utility Revenue	224,389
Utility Revenue Reserve	1,000,000
CDBG 2020	500
Utility MEAG Short-Term Investment	6,562,913
Utility MEAG Intermediate Extended Investment	8,349,604
Utility MEAG Intermediate Portfolio Investment	3,238,376
Utility Capital Improvement	6,278,952
Utility Tap Fees	5,577,842
Utility GEFA	1,000
Utility Bond Sinking Fund	886,954
2020 Util Bond Sinking Fund	742,950
2020 Bond Fund	40,766,337
Utility Customer Deposits (Restricted)	679,890
Utility Customer Deposits (Investment)	1,583,212

The total Utility Capital funds available at month end are \$12,856,794 as broken down in the section below:

Utility Capital Improvement Cash Balance	6,278,952
Utility Revenue Reserve Cash Balance	1,000,000
Tap Fees Cash Balance	5,577,842
Total Current Funds Available	12,856,794

	<u>Remaining Budget</u>	<u>2021 Budgeted Expense</u>	<u>2021 Actual Expense</u>	<u>Remaining Budget</u>	<u>2022 Budgeted Expense</u>	<u>2023 Budgeted Expense</u>
Totals	7,091,407	4,943,062	3,046,236	9,930,759	2,470,000	2,406,500
Remaining estimated annual Tap Fees		1,200,000	300,000	300,000	1,200,000	1,200,000
Remaining estimated annual CIP transfers-in		3,000,000	750,000	750,000	3,000,000	3,000,000
Estimated Utility Capital Cash Balance EOY	5,765,387	5,022,325	13,906,794	3,976,035	5,706,035	7,499,535

The detail by year of each project is shown on the following page

Utility Transfers Out

	Capital	
	Improvement	General Fund
January	\$ 271,499	\$ 203,661
February	\$ 300,779	\$ 226,135
March	\$ 290,940	\$ 218,932
April	\$ 259,469	\$ 194,751
May	\$ 247,444	\$ 187,203
June	\$ 242,619	\$ 182,468
July	\$ 263,923	\$ 201,382
August	\$ 277,383	\$ 213,356
September	\$ 285,279	\$ 223,310
October	\$ 279,607	\$ 216,579
November		
December		
YTD Total	\$ 2,718,942	\$ 2,067,777

Utility Capital Funding

Approved Projects/Assets

Dept	Project Description	Remaining	2021	2021	Remaining	2022	2023 Budgeted
		Budget	Budgeted Expense	Actual Expense	Budget	Budgeted Expense	Expense
Sewer	Pump Station SCADA	50,874			50,874		
Sewer	Sewer Main Rehab	451,474	100,000		551,474	100,000	100,000
Sewer	Sewer CDBG 2018-Initial Application	3,430		5,750			
Sewer	CDBG 2018 Construction & Design			402,428			
Sewer	CDBG 2018 Revenue (DCA draws)	77,850			77,850		
Sewer	GIS Program Development	-			-		
Sewer	motors, pumps, controls, etc	133,367	150,000	254,107	29,260	150,000	150,000
Sewer	Trickling Filter Pump	1,161	40,000		41,161		
Sewer	Truck Replacement					50,000	
Sewer	Application/Design CDBG 2022 submittal					50,000	
Sewer	CDBG 2022 Construction						250,000
Sewer	Final Clarifier Clean Out		20,000		20,000		20,000
Sewer	equipment trailer		8,190		8,190		
Sewer	Sewer Extensions		100,000		100,000	100,000	100,000
Water	Water Main Rehab	500,000	125,000	29,852	595,148	125,000	125,000
Water	Fire Hydrant Replacement	72,273	55,000		127,273	55,000	55,000
Water	Infrastructure Repair/Replacement	511,179	250,000		761,179	150,000	150,000
Water/Telecc	Loganville Water Line-Fiber	245,000			245,000		
Water	Replacement of Controls	40,000			40,000		
Water	Warehouse Improvements	22,384			22,384		
Water	Membrane Filters	66,365	25,000		91,365	25,000	25,000
Water	Water Meters	56,500	56,500		113,000	56,500	56,500
Water	GIS Program Development	-			-		
Water	Alcovy River Screen	350,000			350,000		
Water	Fire Hydrant Security	25,000	50,000		75,000	50,000	50,000
Water	High Service Pumps	12,034			12,034		
Water	Service Renewals	100,000	200,000		300,000	200,000	200,000
Water	Water Master Plan	81,805		43,769	38,036		
Water	Waterline extensions & pressure improvements	84,238	150,000		234,238	125,000	100,000
Water	New Construction Water Meters	20,560			20,560		
Water	Application/Design CDBG 2022 submittal					25,000	
Water	CDBG 2022 Construction						250,000
Water	Control Vlv Replacement Reservoir & Alcovy River						
Water	equipment trailer		8,190		8,190		
Water	truck			60,385			
Water	replace engine in F350 truck			14,780			
Water	REMOVE BRICK FACING OLD WATER PLANT						
Central Svc:	Vehicle					33,500	
Central Svc:	Exchange server	47,100	64,000	62,062	49,038		
Central Svc:	Forklift at Warehouse		36,100		36,100		
Central Svc:	Control System for Broad St Gate			9,480			
Central Svc:	Plaza renovations phase #2 (bldgs B thru E)		971,288		971,288		
Admin	Trucks	-	48,000		48,000		
Admin	My Civic Citizen citywide app			8,300			
Admin	Itron Equip Upgrades	75,800		58,876	16,924		
Electric	Reconductor Distrubtion System	153,271		4,823	148,448		
Electric	3 Phase Feeder (Hwy138 - Hospital)	95,000			95,000		
Electric	Cover Gear	25,000			25,000		
Electric	mini excavator	-			-		
Electric	fault finder	-			-		
Electric	2018 LED Streetlights	36,454		48,104			
Electric	meter load tester	-			-		
Electric	Pole Crane	80,000			80,000		
Electric	Warehouse Project	30,186		5,266			
Electric	System Automation 2019-2020	103,978			103,978	75,000	75,000
Electric	Underground for Town Green	151,489		3,070	148,419		
Electric	AMI meters/system	340,215	140,000	133,597	346,618		
Electric	Rebuild Highland & S Madison Ave (poles, transformers, wire, etc)	726,700		164,384	562,316		
Electric	GIS Program Development	11,386		5,569	5,817		
Electric	commercial demand meters	70,000			70,000		
Electric	Monroe Pavilion Electric	-		326,186	-		
Electric	Pole Replacement		400,000		400,000	400,000	
Electric	Pole / Wire trailer		20,230	22,330	(2,100)		
Electric	Downtown Lighting Replacement		109,632	87,630	22,002		
Electric	Hwy11/78 Lighting		76,500	90,155	(13,655)		
Electric	Meadows Farm Subdivision			87,723	(87,723)		
Electric	Etten Drive Commercial Bldg			22,095	(22,095)		
Electric	Belle Meade replace primary elec line			59,500	(59,500)		
Telecom	IP Conversion	107,729			107,729		
Telecom	IPTV	100,585			100,585		
Telecom	Community WiFi / Wireless Deployment	50,459			50,459		

Telecom	Fusion Splicer	38,079		38,079		
Telecom	Halon Fire Suppression	44,000		44,000		
Telecom	GIS Program Development			-		
Telecom	Fiber to the X services	177,806	255,958			
Telecom	Telecom Expansion to PD bldg		8,929			
Telecom	Core switch replacement	22,198		22,198		
Telecom	18 cable replace	24,323	4,677	19,646		
Telecom	replacement receiver - CATV	-	9,127			
Gas	Gas GIS	72,249		72,249		
Gas	Good Hope	-		-		
Gas	James Huff/Gratis	-		-		
Gas	Old Mill Replacement	-		-		
Gas	Unisia Dr Extension	-		-		
Gas	Lacy, Davis, Harris & Ash Streets	140,000		140,000		
Gas	Various Projects	100,000		100,000		
Gas	Walton Co Gas Extension		7,320			
Gas	Stone Creek Gas Extension	-		-		
Gas	GIS Program Development	11,386	5,569	5,817		
Gas	natural gas master plan	150,000		150,000		
Gas	Gas Main Renewal		316,494	155,402	161,092	300,000
Gas	equipment trailer		16,380	16,380		
Gas	Main Extension (Monroe Pavilion, etc)		250,000	110,701	139,299	250,000
Gas	Truck		62,979	62,979	-	
Stormwater	Lateral Repair	8,183		8,183		
Stormwater	Storm/Drain Retention Pond Rehab	175,000	100,000	4,500	270,500	100,000
Stormwater	GIS Program Development	0				
Stormwater	Improvements	100,000		100,000		
Stormwater	pickup truck	33,232	60,000		93,232	
Stormwater	Infrastructure / Pipes / Inlets / etc.	95,510	50,000		145,510	50,000
Stormwater	Skid Steer / track loader		85,000	62,725	-	
Stormwater	CDBG2020 Application & Design	52,998		93,880	-	
Stormwater	CDBG 2020 Construction	500,000	706,579	13,245	1,193,334	
Stormwater	N Madison Stormwater		-	18,636	-	
Stormwater	FAE mulching head		32,000	22,700	-	

Utility 2020 Bond Projects

	Original Budget	Expenditures	Balance
Wastewater Treatment Plant Upgrades	7,500,000	435,435	7,064,565
Alcovy Sewer Line Extension	4,000,000	1,467,114	2,532,886
Loganville Water Transmission Line Extension	5,580,000	5,580,000	-
Future Water Transmission Line Extensions	1,700,000	993,021	706,979
Raw Water Line Upgrades	3,520,000	111,844	3,408,156
Water Tank Industrial Park & Line Extension	3,000,000	44,514	2,955,486
Water Tank Northside of System	1,750,000		1,750,000
Water Plant System Upgrades	3,000,000	49,876	2,950,124
East Walton Gas Line Extension	1,000,000	200,812	799,188
Broadband Fiber Extension	12,700,000	1,405,450	11,294,550
Future Expansion Projects	6,250,000	69,971	6,180,029
	\$50,000,000	\$10,358,037	\$39,641,963

Solid Waste Capital Funding

Approved Projects/Assets

Dept	Project Description	2021 Budgeted	2021 Actual	Remaining	2022 Budgeted	2023 Budgeted
		Expense	Expense	Budget	Expense	Expense
Solid Waste	Recycling Carts (purchased via OPEX # 531108)	70,000	54,798	15,203		
Solid Waste	Replace Scales @ Transfer Station	100,000		100,000		
Solid Waste	Transfer Station Improvements	350,000	304,525	45,475	25,000	25,000
Solid Waste	Downtown Dumpster Corrals	150,000		150,000		
Solid Waste	Commercial Garbage Truck	270,000		270,000		
Solid Waste	JD Loader boom	-	19,014			
Solid Waste	Pickup Truck			-	35,000	
Solid Waste	Heavy duty forks for garbage truck asset# 20000066		69,240			
Solid Waste	major repair JD 644K loader (orig asset# 00001448)		18,606			
Totals		940,000	466,183	580,678	60,000	25,000
Remaining estimated annual CIP transfers-in		300,000	75,000	75,000	300,000	300,000
Estimated Solid Waste Capital Cash Balance				448,544	688,544	963,544

Solid Waste Capital Improvement Cash Balance 954,222 as of Oct 31

SPLOST Budgets

2013 SPLOST	Original Budget	Total Revenue Received Amended Budget	Expenditures	Reimbursements	Balance
Transportation	5,785,963.91	5,953,753.25	9,300,502.04	3,839,812.33	\$ 493,064
Public Safety	1,200,000.00	1,210,932.86	1,104,590.60	19,166.69	\$ 125,509
Solid Waste	2,513,543.61	2,119,132.51	2,119,132.25		\$ 0
	9,499,507.52	9,283,818.62	12,524,224.89	3,858,979.02	\$ 618,573

2019 SPLOST	Original Budget	Total Revenue Received	Expenditures	Reimbursements	Balance
Transportation	6,139,675.00	4,226,298.61	3,348,436.07	1,156,975.42	\$ 2,034,838
Parks	2,631,289.00	1,811,270.84	916,863.37	216.73	\$ 894,624
	8,770,964.00	6,037,569.45	4,265,299.44	1,157,192.15	\$ 2,929,462

General Fund

For Fiscal: 2021 Period Ending: 10/2021



	Original Total Budget	Current Total Budget	Period Activity	YTD Oct	Assumed Nov-Dec	Projected Year End 2021	Year End 2020
Revenue							
1510 - FINANCE ADMIN	11,981,521	11,981,521	1,964,288	8,606,820	3,707,409	12,314,230	12,475,661
1519 - INTERGOVERNMENTAL	109,600	109,600	12,468	119,992	5,704	125,696	189,879
1565 - WALTON PLAZA	3,308	3,308	276	2,757	552	3,309	3,308
2650 - MUNICIPAL COURT	475,000	475,000	23,513	241,715	26,664	268,379	269,919
3200 - POLICE	360,000	360,000	48,758	103,909	7,758	111,667	842,386
3500 - FIRE OPERATIONS	-	-	-	33,863	29,934	63,797	114,805
3510 - FIRE PREVENTION/CRR	-	-	-	500	-	500	500
4200 - STREETS & TRANSPORTATION	152,099	152,099	-	152,099	-	152,099	209,010
5530 - COMMUNITY CENTER	25,000	25,000	2,917	15,417	10,000	25,417	13,142
7200 - CODE & DEVELOPMENT	390,000	428,200	33,223	457,038	50,684	507,722	414,450
7520 - ECONOMIC DEVELOPMENT	20,000	20,000	11,254	20,288	6,960	27,248	14,006
7521 - MAINSTREET	35,000	35,000	-	26,250	17,500	43,750	35,000
7563 - AIRPORT	205,350	205,350	26,918	191,999	37,969	229,968	237,164
Revenue Total:	13,756,878	13,795,078	2,123,615	9,972,647	3,901,134	13,873,781	14,819,230
Expense							
1100 - LEGISLATIVE	250,791	250,791	17,678	198,152	11,195	209,347	250,658
1300 - EXECUTIVE	403,555	403,555	29,400	286,463	51,449	337,911	299,910
1400 - ELECTIONS	15,300	15,300	-	-	-	-	-
1500 - GENERAL ADMIN	145,244	145,244	14,806	121,220	29,195	150,415	151,761
1510 - FINANCE ADMIN	355,918	355,918	(10,003)	274,005	119,875	393,880	399,895
1530 - LAW	105,000	105,000	13,672	169,701	78,733	248,434	185,781
1560 - AUDIT	40,000	40,000	-	39,500	-	39,500	39,500
1565 - WALTON PLAZA	596,372	596,372	120,889	568,279	28,669	596,948	302,574
2650 - MUNICIPAL COURT	105,625	105,625	60,867	163,963	17,647	181,609	115,994
3200 - POLICE	5,571,928	5,571,928	525,555	4,352,385	888,376	5,240,760	5,922,577
3500 - FIRE OPERATIONS	2,467,333	2,467,333	232,468	1,979,886	427,654	2,407,541	2,389,971
3510 - FIRE PREVENTION/CRR	97,948	97,948	17,884	75,724	24,481	100,205	114,952
4200 - STREETS & TRANSPORTATION	1,548,926	1,548,926	147,655	1,192,915	248,630	1,441,545	1,451,600
5500 - COMMUNITY SERVICES	12,600	12,600	-	12,818	-	12,818	11,375
5530 - COMMUNITY CENTER	5,000	5,000	1,005	8,292	962	9,254	11,829
6200 - BLDGS & GROUNDS	607,135	607,135	185,798	525,546	93,065	618,610	457,378
6500 - LIBRARIES	124,075	124,075	(1,657)	103,376	30,900	134,276	127,491
7200 - CODE & DEVELOPMENT	649,658	687,858	53,612	623,416	128,014	751,431	869,538
7400 - PLANNING AND ZONING	4,844	4,844	-	4,844	-	4,844	4,360
7520 - ECONOMIC DEVELOPMENT	463,476	463,476	53,633	362,728	56,959	419,686	232,920
7550 - DOWNTOWN DEVELOPMENT	25,000	25,000	28	18,946	6,250	25,196	25,000
7563 - AIRPORT	161,150	161,150	34,271	156,898	46,899	203,797	118,106
9001 - GEN - OTHER FINANCING USES	-	-	-	-	-	-	92,000
Expense Total:	13,756,878	13,795,078	1,497,561	11,239,055	2,288,953	13,528,007	13,575,170
Report Surplus (Deficit):				(1,266,408)		345,773	1,244,060

Monthly Budget Report

Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021



Monroe, GA

General Fund

DEP...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
Revenue									
R1: 31 - TAXES									
1510 - FINANCE ADMIN	693,534.16	1,621,592.82	928,058.66	133.82 %	6,935,341.60	5,412,290.96	-1,523,050.64	-21.96 %	8,325,740.46
Total R1: 31 - TAXES:	693,534.16	1,621,592.82	928,058.66	133.82 %	6,935,341.60	5,412,290.96	-1,523,050.64	-21.96 %	8,325,740.46
R1: 32 - LICENSES & PERMITS									
7200 - CODE & DEVELOPMENT	35,253.83	31,171.26	-4,082.57	-11.58 %	352,538.30	454,329.97	101,791.67	28.87 %	423,200.00
Total R1: 32 - LICENSES & PERMITS:	35,253.83	31,171.26	-4,082.57	-11.58 %	352,538.30	454,329.97	101,791.67	28.87 %	423,200.00
R1: 33 - INTERGOVERNMENTAL									
1519 - INTERGOVERNMENTAL	9,129.68	12,467.50	3,337.82	36.56 %	91,296.80	119,991.18	28,694.38	31.43 %	109,600.00
3200 - POLICE	2,165.80	3,121.70	955.90	44.14 %	21,658.00	24,219.54	2,561.54	11.83 %	26,000.00
3500 - FIRE OPERATIONS	0.00	0.00	0.00	0.00 %	0.00	26,187.62	26,187.62	0.00 %	0.00
4200 - STREETS & TRANSPORTATION	12,669.81	0.00	-12,669.81	-100.00 %	126,698.10	152,098.59	25,400.49	20.05 %	152,098.59
7563 - AIRPORT	0.00	0.00	0.00	0.00 %	0.00	13,000.00	13,000.00	0.00 %	0.00
Total R1: 33 - INTERGOVERNMENTAL:	23,965.29	15,589.20	-8,376.09	-34.95 %	239,652.90	335,496.93	95,844.03	39.99 %	287,698.59
R1: 34 - CHARGES FOR SERVICES									
1510 - FINANCE ADMIN	59,101.35	87,183.48	28,082.13	47.52 %	591,013.50	691,631.43	100,617.93	17.02 %	709,500.00
3200 - POLICE	1,666.00	375.00	-1,291.00	-77.49 %	16,660.00	3,358.90	-13,301.10	-79.84 %	20,000.00
3510 - FIRE PREVENTION/CRR	0.00	0.00	0.00	0.00 %	0.00	500.00	500.00	0.00 %	0.00
7200 - CODE & DEVELOPMENT	416.50	2,052.00	1,635.50	392.68 %	4,165.00	2,707.95	-1,457.05	-34.98 %	5,000.00
7520 - ECONOMIC DEVELOPMENT & PLANNING	1,666.00	11,254.00	9,588.00	575.51 %	16,660.00	20,287.65	3,627.65	21.77 %	20,000.00
7563 - AIRPORT	91.63	85.00	-6.63	-7.24 %	916.30	595.00	-321.30	-35.06 %	1,100.00
Total R1: 34 - CHARGES FOR SERVICES:	62,941.48	100,949.48	38,008.00	60.39 %	629,414.80	719,080.93	89,666.13	14.25 %	755,600.00
R1: 35 - FINES & FORFEITURES									
2650 - MUNICIPAL COURT	39,567.50	23,513.01	-16,054.49	-40.57 %	395,675.00	241,715.49	-153,959.51	-38.91 %	475,000.00
3200 - POLICE	0.00	3,009.24	3,009.24	0.00 %	0.00	25,283.45	25,283.45	0.00 %	0.00
Total R1: 35 - FINES & FORFEITURES:	39,567.50	26,522.25	-13,045.25	-32.97 %	395,675.00	266,998.94	-128,676.06	-32.52 %	475,000.00
R1: 36 - INVESTMENT INCOME									
1510 - FINANCE ADMIN	0.00	0.00	0.00	0.00 %	0.00	347.56	347.56	0.00 %	0.00
Total R1: 36 - INVESTMENT INCOME:	0.00	0.00	0.00	0.00 %	0.00	347.56	347.56	0.00 %	0.00
R1: 37 - CONTRIBUTIONS & DONATIONS									
3200 - POLICE	333.20	0.00	-333.20	-100.00 %	3,332.00	0.00	-3,332.00	-100.00 %	4,000.00
7521 - MAINSTREET	2,915.50	0.00	-2,915.50	-100.00 %	29,155.00	26,250.00	-2,905.00	-9.96 %	35,000.00
Total R1: 37 - CONTRIBUTIONS & DONATIONS:	3,248.70	0.00	-3,248.70	-100.00 %	32,487.00	26,250.00	-6,237.00	-19.20 %	39,000.00

Monthly Budget Report

For Fiscal: 2021 Period Ending: 10/31

DEP...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
R1: 38 - MISCELLANEOUS REVENUE									
1510 - FINANCE ADMIN	2,915.50	1,159.01	-1,756.49	-60.25 %	29,155.00	45,185.79	16,030.79	54.98 %	35,000.00
1565 - WALTON PLAZA	275.55	275.63	0.08	0.03 %	2,755.50	2,756.30	0.80	0.03 %	3,308.00
3200 - POLICE	0.00	35,752.00	35,752.00	0.00 %	0.00	44,548.00	44,548.00	0.00 %	0.00
3500 - FIRE OPERATIONS	0.00	0.00	0.00	0.00 %	0.00	7,675.28	7,675.28	0.00 %	0.00
5530 - COMMUNITY CENTER	2,082.50	2,916.67	834.17	40.06 %	20,825.00	15,416.69	-5,408.31	-25.97 %	25,000.00
7563 - AIRPORT	17,014.02	26,832.75	9,818.73	57.71 %	170,140.20	178,404.27	8,264.07	4.86 %	204,250.00
Total R1: 38 - MISCELLANEOUS REVENUE:	22,287.57	66,936.06	44,648.49	200.33 %	222,875.70	293,986.33	71,110.63	31.91 %	267,558.00
R1: 39 - OTHER FINANCING SOURCES									
1510 - FINANCE ADMIN	242,509.62	254,353.08	11,843.46	4.88 %	2,425,096.20	2,457,365.21	32,269.01	1.33 %	2,911,280.08
3200 - POLICE	25,823.00	6,500.00	-19,323.00	-74.83 %	258,230.00	6,500.00	-251,730.00	-97.48 %	310,000.00
Total R1: 39 - OTHER FINANCING SOURCES:	268,332.62	260,853.08	-7,479.54	-2.79 %	2,683,326.20	2,463,865.21	-219,460.99	-8.18 %	3,221,280.08
Total Revenue:	1,149,131.15	2,123,614.15	974,483.00	84.80 %	11,491,311.50	9,972,646.83	-1,518,664.67	-13.22 %	13,795,077.13
Expense									
1100 - LEGISLATIVE	20,890.87	17,677.87	3,213.00	15.38 %	208,908.70	197,878.55	11,030.15	5.28 %	250,791.00
1300 - EXECUTIVE	33,616.08	29,400.44	4,215.64	12.54 %	336,160.80	286,736.79	49,424.01	14.70 %	403,555.00
1400 - ELECTIONS	1,274.49	0.00	1,274.49	100.00 %	12,744.90	0.00	12,744.90	100.00 %	15,300.00
1500 - GENERAL ADMIN	12,098.80	14,805.58	-2,706.78	-22.37 %	120,988.00	121,219.89	-231.89	-0.19 %	145,244.00
1510 - FINANCE ADMIN	29,647.92	-10,003.02	39,650.94	133.74 %	296,479.20	274,005.23	22,473.97	7.58 %	355,918.00
1530 - LAW	8,746.50	13,671.51	-4,925.01	-56.31 %	87,465.00	169,700.38	-82,235.38	-94.02 %	105,000.00
1560 - AUDIT	3,332.00	0.00	3,332.00	100.00 %	33,320.00	39,500.00	-6,180.00	-18.55 %	40,000.00
1565 - WALTON PLAZA	49,677.78	120,889.23	-71,211.45	-143.35 %	496,777.80	568,279.01	-71,501.21	-14.39 %	596,372.00
2650 - MUNICIPAL COURT	8,791.27	60,866.65	-52,075.38	-592.35 %	87,999.70	163,962.18	-75,962.48	-86.32 %	105,625.00
3200 - POLICE	464,141.51	525,554.58	-61,413.07	-13.23 %	4,641,415.10	4,352,384.40	289,030.70	6.23 %	5,571,927.56
3500 - FIRE OPERATIONS	205,528.81	232,467.91	-26,939.10	-13.11 %	2,055,288.10	1,979,886.82	75,401.28	3.67 %	2,467,333.00
3510 - FIRE PREVENTION/CRR	8,159.04	17,884.46	-9,725.42	-119.20 %	81,590.40	75,724.49	5,865.91	7.19 %	97,948.00
4200 - STREETS & TRANSPORTATION	129,025.50	147,654.61	-18,629.11	-14.44 %	1,290,255.00	1,192,914.84	97,340.16	7.54 %	1,548,926.00
5500 - COMMUNITY SERVICES	1,049.58	0.00	1,049.58	100.00 %	10,495.80	12,818.40	-2,322.60	-22.13 %	12,600.00
5530 - COMMUNITY CENTER	416.50	1,004.75	-588.25	-141.24 %	4,165.00	8,291.33	-4,126.33	-99.07 %	5,000.00
6200 - BLDGS & GROUNDS	50,574.22	185,798.44	-135,224.22	-267.38 %	505,742.24	525,546.54	-19,804.30	-3.92 %	607,134.57
6500 - LIBRARIES	10,335.44	-1,656.80	11,992.24	116.03 %	103,354.40	103,376.25	-21.85	-0.02 %	124,075.00
7200 - CODE & DEVELOPMENT	57,299.81	53,612.28	3,687.53	6.44 %	572,998.10	623,416.13	-50,418.03	-8.80 %	687,858.00
7400 - PLANNING AND ZONING	403.50	0.00	403.50	100.00 %	4,035.00	4,844.25	-809.25	-20.06 %	4,844.00
7520 - ECONOMIC DEVELOPMENT & PLANNNG	38,607.51	53,633.74	-15,026.23	-38.92 %	386,075.10	362,728.16	23,346.94	6.05 %	463,476.00
7550 - DOWNTOWN DEVELOPMENT	2,082.50	27.92	2,054.58	98.66 %	20,825.00	18,945.44	1,879.56	9.03 %	25,000.00
7563 - AIRPORT	13,423.76	34,271.15	-20,847.39	-155.30 %	134,237.60	156,898.39	-22,660.79	-16.88 %	161,150.00
Total Expense:	1,149,123.39	1,497,561.30	-348,437.91	-30.32 %	11,491,320.94	11,239,057.47	252,263.47	2.20 %	13,795,077.13
Report Total:	7.76	626,052.85	626,045.09		-9.44	-1,266,410.64	-1,266,401.20		0.00



Monroe, GA

General Fund

Income Statement

Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

DEPT	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
Revenue					
1510 - FINANCE ADMIN	11,981,520.54	11,981,520.54	1,964,288.39	8,606,820.95	3,374,699.59
1519 - INTERGOVERNMENTAL	109,600.00	109,600.00	12,467.50	119,991.18	-10,391.18
1565 - WALTON PLAZA	3,308.00	3,308.00	275.63	2,756.30	551.70
2650 - MUNICIPAL COURT	475,000.00	475,000.00	23,513.01	241,715.49	233,284.51
3200 - POLICE	360,000.00	360,000.00	48,757.94	103,909.89	256,090.11
3500 - FIRE OPERATIONS	0.00	0.00	0.00	33,862.90	-33,862.90
3510 - FIRE PREVENTION/CRR	0.00	0.00	0.00	500.00	-500.00
4200 - STREETS & TRANSPORTATION	152,098.59	152,098.59	0.00	152,098.59	0.00
5530 - COMMUNITY CENTER	25,000.00	25,000.00	2,916.67	15,416.69	9,583.31
7200 - CODE & DEVELOPMENT	390,000.00	428,200.00	33,223.26	457,037.92	-28,837.92
7520 - ECONOMIC DEVELOPMENT & PLANNNG	20,000.00	20,000.00	11,254.00	20,287.65	-287.65
7521 - MAINSTREET	35,000.00	35,000.00	0.00	26,250.00	8,750.00
7563 - AIRPORT	205,350.00	205,350.00	26,917.75	191,999.27	13,350.73
Revenue Total:	13,756,877.13	13,795,077.13	2,123,614.15	9,972,646.83	3,822,430.30
Expense					
1100 - LEGISLATIVE	250,791.00	250,791.00	17,677.87	197,878.55	52,912.45
1300 - EXECUTIVE	403,555.00	403,555.00	29,400.44	286,736.79	116,818.21
1400 - ELECTIONS	15,300.00	15,300.00	0.00	0.00	15,300.00
1500 - GENERAL ADMIN	145,244.00	145,244.00	14,805.58	121,219.89	24,024.11
1510 - FINANCE ADMIN	355,918.00	355,918.00	-10,003.02	274,005.23	81,912.77
1530 - LAW	105,000.00	105,000.00	13,671.51	169,700.38	-64,700.38
1560 - AUDIT	40,000.00	40,000.00	0.00	39,500.00	500.00
1565 - WALTON PLAZA	596,372.00	596,372.00	120,889.23	568,279.01	28,092.99
2650 - MUNICIPAL COURT	105,625.00	105,625.00	60,866.65	163,962.18	-58,337.18
3200 - POLICE	5,571,927.56	5,571,927.56	525,554.58	4,352,384.40	1,219,543.16
3500 - FIRE OPERATIONS	2,467,333.00	2,467,333.00	232,467.91	1,979,886.82	487,446.18
3510 - FIRE PREVENTION/CRR	97,948.00	97,948.00	17,884.46	75,724.49	22,223.51
4200 - STREETS & TRANSPORTATION	1,548,926.00	1,548,926.00	147,654.61	1,192,914.84	356,011.16
5500 - COMMUNITY SERVICES	12,600.00	12,600.00	0.00	12,818.40	-218.40
5530 - COMMUNITY CENTER	5,000.00	5,000.00	1,004.75	8,291.33	-3,291.33
6200 - BLDGS & GROUNDS	607,134.53	607,134.57	185,798.44	525,546.54	81,588.03
6500 - LIBRARIES	124,075.00	124,075.00	-1,656.80	103,376.25	20,698.75
7200 - CODE & DEVELOPMENT	649,658.00	687,858.00	53,612.28	623,416.13	64,441.87
7400 - PLANNING AND ZONING	4,844.00	4,844.00	0.00	4,844.25	-0.25
7520 - ECONOMIC DEVELOPMENT & PLANNNG	463,476.00	463,476.00	53,633.74	362,728.16	100,747.84
7550 - DOWNTOWN DEVELOPMENT	25,000.00	25,000.00	27.92	18,945.44	6,054.56
7563 - AIRPORT	161,150.00	161,150.00	34,271.15	156,898.39	4,251.61
Expense Total:	13,756,877.09	13,795,077.13	1,497,561.30	11,239,057.47	2,556,019.66
Total Surplus (Deficit):	0.04	0.00	626,052.85	-1,266,410.64	

Prior-Year Comparative Income Statement

Group Summary

For the Period Ending 10/31/2021



Monroe, GA

General Fund

DEP...	2020 Oct. Activity	2021 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2020 YTD Activity	2021 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
Revenue								
1510 - FINANCE ADMIN	1,913,141.23	1,964,288.39	51,147.16	2.67%	8,440,582.75	8,606,820.95	166,238.20	1.97%
1519 - INTERGOVERNMENTAL	0.00	12,467.50	12,467.50	0.00%	184,174.75	119,991.18	-64,183.57	-34.85%
1565 - WALTON PLAZA	275.63	275.63	0.00	0.00%	2,756.30	2,756.30	0.00	0.00%
2650 - MUNICIPAL COURT	22,674.75	23,513.01	838.26	3.70%	238,673.95	241,715.49	3,041.54	1.27%
3200 - POLICE	84,056.67	48,757.94	-35,298.73	-41.99%	833,024.56	103,909.89	-729,114.67	-87.53%
3500 - FIRE OPERATIONS	0.00	0.00	0.00	0.00%	67,280.65	33,862.90	-33,417.75	-49.67%
3510 - FIRE PREVENTION/CRR	0.00	0.00	0.00	0.00%	500.00	500.00	0.00	0.00%
4200 - STREETS & TRANSPORTATION	0.00	0.00	0.00	0.00%	209,009.88	152,098.59	-56,911.29	-27.23%
5530 - COMMUNITY CENTER	0.00	2,916.67	2,916.67	0.00%	3,141.67	15,416.69	12,275.02	390.72%
7200 - CODE & DEVELOPMENT	28,898.00	33,223.26	4,325.26	14.97%	363,766.07	457,037.92	93,271.85	25.64%
7520 - ECONOMIC DEVELOPMENT & PLANNING	461.77	11,254.00	10,792.23	2,337.14%	7,045.77	20,287.65	13,241.88	187.94%
7521 - MAINSTREET	0.00	0.00	0.00	0.00%	17,500.00	26,250.00	8,750.00	50.00%
7563 - AIRPORT	22,458.93	26,917.75	4,458.82	19.85%	199,195.37	191,999.27	-7,196.10	-3.61%
Revenue Total:	2,071,966.98	2,123,614.15	51,647.17	2.49%	10,566,651.72	9,972,646.83	-594,004.89	-5.62%
Expense								
1100 - LEGISLATIVE	9,834.87	17,677.87	-7,843.00	-79.75%	114,052.91	197,878.55	-83,825.64	-73.50%
1300 - EXECUTIVE	23,932.11	29,400.44	-5,468.33	-22.85%	248,301.65	286,736.79	-38,435.14	-15.48%
1500 - GENERAL ADMIN	15,585.52	14,805.58	779.94	5.00%	120,416.66	121,219.89	-803.23	-0.67%
1510 - FINANCE ADMIN	33,991.14	-10,003.02	43,994.16	129.43%	262,789.55	274,005.23	-11,215.68	-4.27%
1530 - LAW	0.00	13,671.51	-13,671.51	0.00%	107,046.81	169,700.38	-62,653.57	-58.53%
1560 - AUDIT	0.00	0.00	0.00	0.00%	39,500.00	39,500.00	0.00	0.00%
1565 - WALTON PLAZA	120,840.00	120,889.23	-49.23	-0.04%	273,905.31	568,279.01	-294,373.70	-107.47%
2650 - MUNICIPAL COURT	9,297.11	60,866.65	-51,569.54	-554.68%	81,114.55	163,962.18	-82,847.63	-102.14%
3200 - POLICE	604,760.36	525,554.58	79,205.78	13.10%	5,097,058.75	4,352,384.40	744,674.35	14.61%
3500 - FIRE OPERATIONS	239,157.79	232,467.91	6,689.88	2.80%	1,943,059.65	1,979,886.82	-36,827.17	-1.90%
3510 - FIRE PREVENTION/CRR	2,278.84	17,884.46	-15,605.62	-684.81%	57,834.76	75,724.49	-17,889.73	-30.93%
4200 - STREETS & TRANSPORTATION	140,473.11	147,654.61	-7,181.50	-5.11%	1,091,389.13	1,192,914.84	-101,525.71	-9.30%
5500 - COMMUNITY SERVICES	0.00	0.00	0.00	0.00%	11,374.80	12,818.40	-1,443.60	-12.69%
5530 - COMMUNITY CENTER	655.99	1,004.75	-348.76	-53.17%	10,866.50	8,291.33	2,575.17	23.70%
6200 - BLDGS & GROUNDS	53,714.41	185,798.44	-132,084.03	-245.90%	357,278.33	525,546.54	-168,268.21	-47.10%
6500 - LIBRARIES	1,472.26	-1,656.80	3,129.06	212.53%	96,591.27	103,376.25	-6,784.98	-7.02%
7200 - CODE & DEVELOPMENT	84,772.48	53,612.28	31,160.20	36.76%	671,542.73	623,416.13	48,126.60	7.17%
7400 - PLANNING AND ZONING	0.00	0.00	0.00	0.00%	4,359.83	4,844.25	-484.42	-11.11%
7520 - ECONOMIC DEVELOPMENT & PLANNING	40,884.52	53,633.74	-12,749.22	-31.18%	171,429.91	362,728.16	-191,298.25	-111.59%
7550 - DOWNTOWN DEVELOPMENT	0.00	27.92	-27.92	0.00%	18,750.00	18,945.44	-195.44	-1.04%

Prior-Year Comparative Income Statement

For the Period Ending 10/31/2

DEP...	2020 Oct. Activity	2021 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2020 YTD Activity	2021 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
7563 - AIRPORT	2,883.20	34,271.15	-31,387.95	-1,088.65%	71,206.74	156,898.39	-85,691.65	-120.34%
Expense Total:	1,384,533.71	1,497,561.30	-113,027.59	-8.16%	10,849,869.84	11,239,057.47	-389,187.63	-3.59%
Total Surplus (Deficit):	687,433.27	626,052.85	-61,380.42	-8.93%	-283,218.12	-1,266,410.64	-983,192.52	-347.15%

Budget Report Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

General Fund

Monroe, GA



DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
1510 - FINANCE ADMIN	11,981,520.54	11,981,520.54	1,964,288.39	8,606,820.95	-3,374,699.59	28.17 %
1519 - INTERGOVERNMENTAL	109,600.00	109,600.00	12,467.50	119,991.18	10,391.18	9.48 %
1565 - WALTON PLAZA	3,308.00	3,308.00	275.63	2,756.30	-551.70	16.68 %
2650 - MUNICIPAL COURT	475,000.00	475,000.00	23,513.01	241,715.49	-233,284.51	49.11 %
3200 - POLICE	360,000.00	360,000.00	48,757.94	103,909.89	-256,090.11	71.14 %
3500 - FIRE OPERATIONS	0.00	0.00	0.00	33,862.90	33,862.90	0.00 %
3510 - FIRE PREVENTION/CRR	0.00	0.00	0.00	500.00	500.00	0.00 %
4200 - STREETS & TRANSPORTATION	152,098.59	152,098.59	0.00	152,098.59	0.00	0.00 %
5530 - COMMUNITY CENTER	25,000.00	25,000.00	2,916.67	15,416.69	-9,583.31	38.33 %
7200 - CODE & DEVELOPMENT	390,000.00	428,200.00	33,223.26	457,037.92	28,837.92	6.73 %
7520 - ECONOMIC DEVELOPMENT & PLANNNG	20,000.00	20,000.00	11,254.00	20,287.65	287.65	1.44 %
7521 - MAINSTREET	35,000.00	35,000.00	0.00	26,250.00	-8,750.00	25.00 %
7563 - AIRPORT	205,350.00	205,350.00	26,917.75	191,999.27	-13,350.73	6.50 %
Revenue Total:	13,756,877.13	13,795,077.13	2,123,614.15	9,972,646.83	-3,822,430.30	27.71 %
Expense						
1100 - LEGISLATIVE	250,791.00	250,791.00	17,677.87	197,878.55	52,912.45	21.10 %
1300 - EXECUTIVE	403,555.00	403,555.00	29,400.44	286,736.79	116,818.21	28.95 %
1400 - ELECTIONS	15,300.00	15,300.00	0.00	0.00	15,300.00	100.00 %
1500 - GENERAL ADMIN	145,244.00	145,244.00	14,805.58	121,219.89	24,024.11	16.54 %
1510 - FINANCE ADMIN	355,918.00	355,918.00	-10,003.02	274,005.23	81,912.77	23.01 %
1530 - LAW	105,000.00	105,000.00	13,671.51	169,700.38	-64,700.38	-61.62 %
1560 - AUDIT	40,000.00	40,000.00	0.00	39,500.00	500.00	1.25 %
1565 - WALTON PLAZA	596,372.00	596,372.00	120,889.23	568,279.01	28,092.99	4.71 %
2650 - MUNICIPAL COURT	105,625.00	105,625.00	60,866.65	163,962.18	-58,337.18	-55.23 %
3200 - POLICE	5,571,927.56	5,571,927.56	525,554.58	4,352,384.40	1,219,543.16	21.89 %
3500 - FIRE OPERATIONS	2,467,333.00	2,467,333.00	232,467.91	1,979,886.82	487,446.18	19.76 %
3510 - FIRE PREVENTION/CRR	97,948.00	97,948.00	17,884.46	75,724.49	22,223.51	22.69 %
4200 - STREETS & TRANSPORTATION	1,548,926.00	1,548,926.00	147,654.61	1,192,914.84	356,011.16	22.98 %
5500 - COMMUNITY SERVICES	12,600.00	12,600.00	0.00	12,818.40	-218.40	-1.73 %
5530 - COMMUNITY CENTER	5,000.00	5,000.00	1,004.75	8,291.33	-3,291.33	-65.83 %
6200 - BLDGS & GROUNDS	607,134.53	607,134.57	185,798.44	525,546.54	81,588.03	13.44 %
6500 - LIBRARIES	124,075.00	124,075.00	-1,656.80	103,376.25	20,698.75	16.68 %
7200 - CODE & DEVELOPMENT	649,658.00	687,858.00	53,612.28	623,416.13	64,441.87	9.37 %
7400 - PLANNING AND ZONING	4,844.00	4,844.00	0.00	4,844.25	-0.25	-0.01 %
7520 - ECONOMIC DEVELOPMENT & PLANNNG	463,476.00	463,476.00	53,633.74	362,728.16	100,747.84	21.74 %
7550 - DOWNTOWN DEVELOPMENT	25,000.00	25,000.00	27.92	18,945.44	6,054.56	24.22 %
7563 - AIRPORT	161,150.00	161,150.00	34,271.15	156,898.39	4,251.61	2.64 %
Expense Total:	13,756,877.09	13,795,077.13	1,497,561.30	11,239,057.47	2,556,019.66	18.53 %
Report Surplus (Deficit):	0.04	0.00	626,052.85	-1,266,410.64	-1,266,410.64	0.00 %

Utilities Fund

For Fiscal: 2021 Period Ending: 10/2021



	Original Total Budget	Current Total Budget	Period Activity	YTD Oct	Assumed Nov-Dec	Projected Year End 2021	Year End 2020
Revenue							
4002 - WATER	6,125,577	6,125,577	596,637	5,275,812	961,833	6,237,644	5,732,224
4003 - SEWER	5,524,167	5,524,167	468,833	4,813,754	839,865	5,653,619	5,399,910
4005 - GAS	4,072,608	4,072,608	208,758	3,744,210	506,440	4,250,650	3,672,382
4006 - GUTA	130,000	130,000	34,985	145,253	45,629	190,882	150,854
4008 - ELECTRIC	20,165,167	20,165,167	1,772,896	17,592,879	2,926,236	20,519,115	19,793,670
4009 - TELECOM & INTERNET	3,424,167	3,424,167	320,763	3,101,280	603,530	3,704,809	3,349,923
4010 - CABLE TV	3,934,167	3,934,167	274,834	3,019,191	581,052	3,600,243	3,202,263
4012 - UTIL FINANCE			66,551	117,996	90,393	208,390	747,844
Revenue Total:	43,375,851	43,375,851	3,744,257	37,810,375	6,554,978	44,365,352	42,049,070
Expense							
4002 - WATER	6,185,269	6,185,269	536,443	4,785,199	971,687	5,756,886	5,087,160
4003 - SEWER	5,354,230	5,354,230	403,315	3,751,590	806,559	4,558,149	4,621,536
4004 - STORMWATER	381,765	381,765	33,091	248,165	94,837	343,002	478,837
4005 - GAS	4,262,732	4,262,732	309,929	3,329,296	599,078	3,928,374	3,315,782
4006 - GUTA	250,914	250,914	26,134	201,658	58,153	259,811	254,954
4007 - GEN ADMIN WSG	234,745	234,745	25,749	195,940	51,990	247,930	262,683
4008 - ELECTRIC	17,165,182	17,165,182	1,599,599	14,929,246	3,217,764	18,147,010	17,434,007
4009 - TELECOM & INTERNET	3,092,616	3,092,616	237,966	2,294,089	351,134	2,645,223	1,463,544
4010 - CABLE TV	5,457,472	5,457,472	386,435	3,807,514	892,112	4,699,626	5,134,676
4011 - GEN ADMIN ELEC/TELECOM	208,412	208,412	22,926	177,282	43,036	220,318	234,656
4012 - UTIL FINANCE	(1,952,223)	(1,952,223)	(295,543)	(2,567,227)	(209,271)	(2,776,498)	(2,936,261)
4013 - UTIL CUST SVC	1,530,403	1,530,403	158,066	1,326,956	250,408	1,577,364	1,636,811
4014 - UTIL BILLING	477,506	477,506	40,357	377,782	81,411	459,193	480,739
4015 - CENTRAL SERVICES	726,830	726,830	97,138	855,931	177,768	1,033,699	1,024,534
Expense Total:	43,375,851	43,375,851	3,581,605	33,713,421	7,386,667	41,100,088	38,493,658
Report Surplus (Deficit):				4,096,954		3,265,265	3,555,412



Monroe, GA

Utilities Fund
without Capital Expenses

Monthly Budget Report
Group Summary
For Fiscal: 2021 Period Ending: 10/31/2021

ACTIVIT...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
Revenue									
4002 - WATER	510,260.53	596,637.12	86,376.59	16.93 %	5,102,605.30	5,275,811.83	173,206.53	3.39 %	6,125,576.67
4003 - SEWER	460,163.08	468,833.26	8,670.18	1.88 %	4,601,630.80	4,813,754.30	212,123.50	4.61 %	5,524,166.67
4005 - GAS	339,248.21	208,758.28	-130,489.93	-38.46 %	3,392,482.10	3,744,210.15	351,728.05	10.37 %	4,072,607.67
4006 - GUTA	10,829.00	34,985.00	24,156.00	223.07 %	108,290.00	145,253.32	36,963.32	34.13 %	130,000.00
4008 - ELECTRIC	1,679,758.38	1,772,895.96	93,137.58	5.54 %	16,797,583.80	17,592,878.67	795,294.87	4.73 %	20,165,166.67
4009 - TELECOM & INTERNET	285,233.08	320,763.31	35,530.23	12.46 %	2,852,330.80	3,101,280.09	248,949.29	8.73 %	3,424,166.67
4010 - CABLE TV	327,716.08	274,834.36	-52,881.72	-16.14 %	3,277,160.80	3,019,191.04	-257,969.76	-7.87 %	3,934,166.67
4012 - UTIL FINANCE	0.00	66,551.20	66,551.20	0.00 %	0.00	117,996.68	117,996.68	0.00 %	0.00
Total Revenue:	3,613,208.36	3,744,258.49	131,050.13	3.63 %	36,132,083.60	37,810,376.08	1,678,292.48	4.64 %	43,375,851.02
Expense									
4002 - WATER	515,232.77	536,460.33	-21,227.56	-4.12 %	5,152,327.70	4,785,198.54	367,129.16	7.13 %	6,185,268.51
4003 - SEWER	446,007.22	403,365.00	42,642.22	9.56 %	4,460,072.20	3,751,590.46	708,481.74	15.88 %	5,354,229.98
4004 - STORMWATER	31,800.97	33,091.49	-1,290.52	-4.06 %	318,009.70	248,164.53	69,845.17	21.96 %	381,765.00
4005 - GAS	355,085.51	309,928.72	45,156.79	12.72 %	3,550,855.10	3,329,296.20	221,558.90	6.24 %	4,262,732.21
4006 - GUTA	20,901.09	26,133.82	-5,232.73	-25.04 %	209,010.90	201,657.94	7,352.96	3.52 %	250,914.00
4007 - GEN ADMIN WSG	19,554.22	25,748.63	-6,194.41	-31.68 %	195,542.20	195,940.25	-398.05	-0.20 %	234,745.00
4008 - ELECTRIC	1,429,859.55	1,599,599.44	-169,739.89	-11.87 %	14,298,595.50	14,929,245.67	-630,650.17	-4.41 %	17,165,181.50
4009 - TELECOM & INTERNET	257,614.82	237,966.19	19,648.63	7.63 %	2,576,148.20	2,294,089.02	282,059.18	10.95 %	3,092,615.50
4010 - CABLE TV	454,607.31	386,435.02	68,172.29	15.00 %	4,546,073.10	3,807,514.38	738,558.72	16.25 %	5,457,471.50
4011 - GEN ADMIN ELEC/TELECOM	17,360.69	22,972.23	-5,611.54	-32.32 %	173,606.90	177,282.27	-3,675.37	-2.12 %	208,412.00
4012 - UTIL FINANCE	-162,620.23	-295,543.17	132,922.94	-81.74 %	-1,626,202.30	-2,567,227.29	941,024.99	-57.87 %	-1,952,223.00
4013 - UTIL CUST SVC	127,482.51	158,066.08	-30,583.57	-23.99 %	1,274,824.99	1,326,956.31	-52,131.32	-4.09 %	1,530,402.82
4014 - UTIL BILLING	39,776.23	40,357.06	-580.83	-1.46 %	397,762.30	377,782.08	19,980.22	5.02 %	477,506.00
4015 - CENTRAL SERVICES	60,544.91	97,138.03	-36,593.12	-60.44 %	605,449.10	855,931.03	-250,481.93	-41.37 %	726,830.00
Total Expense:	3,613,207.57	3,581,718.87	31,488.70	0.87 %	36,132,075.59	33,713,421.39	2,418,654.20	6.69 %	43,375,851.02
Report Total:	0.79	162,539.62	162,538.83		8.01	4,096,954.69	4,096,946.68		0.00



Monroe, GA

Utilities Fund
with Capital Expenses

Income Statement
Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

ACTIVITY	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
Revenue					
4002 - WATER	6,125,576.67	6,125,576.67	596,637.12	5,637,580.33	487,996.34
4003 - SEWER	5,524,166.67	5,524,166.67	468,833.26	4,813,754.30	710,412.37
4005 - GAS	4,072,607.67	4,072,607.67	208,758.28	3,744,210.15	328,397.52
4006 - GUTA	130,000.00	130,000.00	34,985.00	145,253.32	-15,253.32
4008 - ELECTRIC	20,165,166.67	20,165,166.67	1,772,895.96	17,760,777.77	2,404,388.90
4009 - TELECOM & INTERNET	3,424,166.67	3,424,166.67	320,763.31	3,101,280.09	322,886.58
4010 - CABLE TV	3,934,166.67	3,934,166.67	274,834.36	3,019,191.04	914,975.63
4012 - UTIL FINANCE	0.00	0.00	66,551.20	117,996.68	-117,996.68
Revenue Total:	43,375,851.02	43,375,851.02	3,744,258.49	38,340,043.68	5,035,807.34
Expense					
4002 - WATER	6,185,268.51	6,185,268.51	1,212,864.24	6,757,092.80	-571,824.29
4003 - SEWER	5,354,229.98	5,354,229.98	749,220.21	6,522,853.03	-1,168,623.05
4004 - STORMWATER	381,765.00	381,765.00	73,341.51	520,957.74	-139,192.74
4005 - GAS	4,262,732.21	4,262,732.21	315,824.04	3,883,495.82	379,236.39
4006 - GUTA	250,914.00	250,914.00	26,133.82	201,657.94	49,256.06
4007 - GEN ADMIN WSG	234,745.00	234,745.00	25,748.63	195,940.25	38,804.75
4008 - ELECTRIC	17,165,181.50	17,165,181.50	1,693,013.44	15,990,077.08	1,175,104.42
4009 - TELECOM & INTERNET	3,092,615.50	3,092,615.50	407,785.14	3,910,103.80	-817,488.30
4010 - CABLE TV	5,457,471.50	5,457,471.50	386,435.02	3,821,317.84	1,636,153.66
4011 - GEN ADMIN ELEC/TELECOM	208,412.00	208,412.00	22,972.23	177,282.27	31,129.73
4012 - UTIL FINANCE	-1,952,223.00	-1,952,223.00	-295,543.17	-2,482,377.09	530,154.09
4013 - UTIL CUST SVC	1,530,402.93	1,530,402.82	158,066.08	1,326,956.31	203,446.51
4014 - UTIL BILLING	477,506.00	477,506.00	40,357.06	439,508.08	37,997.92
4015 - CENTRAL SERVICES	726,830.00	726,830.00	97,138.03	927,473.24	-200,643.24
Expense Total:	43,375,851.13	43,375,851.02	4,913,356.28	42,192,339.11	1,183,511.91
Total Surplus (Deficit):	-0.11	0.00	-1,169,097.79	-3,852,295.43	

Prior-Year Comparative Income Statement



Monroe, GA

Utilities Fund
with Capital Expenses

Group Summary

For the Period Ending 10/31/2021

ACTIVIT...	2020 Oct. Activity	2021 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2020 YTD Activity	2021 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
Revenue								
4002 - WATER	618,744.46	596,637.12	-22,107.34	-3.57%	7,396,756.23	5,637,580.33	-1,759,175.90	-23.78%
4003 - SEWER	429,586.05	468,833.26	39,247.21	9.14%	4,560,366.41	4,813,754.30	253,387.89	5.56%
4005 - GAS	170,737.44	208,758.28	38,020.84	22.27%	3,166,263.53	3,744,210.15	577,946.62	18.25%
4006 - GUTA	1,960.00	34,985.00	33,025.00	1,684.95%	105,225.00	145,253.32	40,028.32	38.04%
4008 - ELECTRIC	1,803,914.27	1,772,895.96	-31,018.31	-1.72%	16,867,754.98	17,760,777.77	893,022.79	5.29%
4009 - TELECOM & INTERNET	289,892.23	320,763.31	30,871.08	10.65%	2,772,018.48	3,101,280.09	329,261.61	11.88%
4010 - CABLE TV	259,122.00	274,834.36	15,712.36	6.06%	2,621,533.09	3,019,191.04	397,657.95	15.17%
4012 - UTIL FINANCE	2,295.00	66,551.20	64,256.20	2,799.83%	671,195.00	117,996.68	-553,198.32	-82.42%
Revenue Total:	3,576,251.45	3,744,258.49	168,007.04	4.70%	38,161,112.72	38,340,043.68	178,930.96	0.47%
Expense								
4002 - WATER	661,601.04	1,212,864.24	-551,263.20	-83.32%	9,190,158.95	6,757,092.80	2,433,066.15	26.47%
4003 - SEWER	402,985.88	749,220.21	-346,234.33	-85.92%	5,037,483.80	6,522,853.03	-1,485,369.23	-29.49%
4004 - STORMWATER	45,924.69	73,341.51	-27,416.82	-59.70%	507,322.75	520,957.74	-13,634.99	-2.69%
4005 - GAS	367,985.80	315,824.04	52,161.76	14.17%	3,670,894.68	3,883,495.82	-212,601.14	-5.79%
4006 - GUTA	28,839.90	26,133.82	2,706.08	9.38%	187,386.43	201,657.94	-14,271.51	-7.62%
4007 - GEN ADMIN WSG	27,742.48	25,748.63	1,993.85	7.19%	200,147.10	195,940.25	4,206.85	2.10%
4008 - ELECTRIC	1,544,414.24	1,693,013.44	-148,599.20	-9.62%	15,704,110.89	15,990,077.08	-285,966.19	-1.82%
4009 - TELECOM & INTERNET	123,940.82	407,785.14	-283,844.32	-229.02%	1,531,208.91	3,910,103.80	-2,378,894.89	-155.36%
4010 - CABLE TV	419,229.25	386,435.02	32,794.23	7.82%	4,243,925.54	3,821,317.84	422,607.70	9.96%
4011 - GEN ADMIN ELEC/TELECOM	24,746.21	22,972.23	1,773.98	7.17%	178,451.65	177,282.27	1,169.38	0.66%
4012 - UTIL FINANCE	-19,680.12	-295,543.17	275,863.05	1,401.73%	-2,262,650.55	-2,482,377.09	219,726.54	9.71%
4013 - UTIL CUST SVC	164,857.27	158,066.08	6,791.19	4.12%	1,326,174.00	1,326,956.31	-782.31	-0.06%
4014 - UTIL BILLING	45,036.45	40,357.06	4,679.39	10.39%	384,307.08	439,508.08	-55,201.00	-14.36%
4015 - CENTRAL SERVICES	104,577.19	97,138.03	7,439.16	7.11%	863,989.70	927,473.24	-63,483.54	-7.35%
Expense Total:	3,942,201.10	4,913,356.28	-971,155.18	-24.63%	40,762,910.93	42,192,339.11	-1,429,428.18	-3.51%
Total Surplus (Deficit):	-365,949.65	-1,169,097.79	-803,148.14	-219.47%	-2,601,798.21	-3,852,295.43	-1,250,497.22	-48.06%



Monroe, GA

Utilities Fund
without Capital Expenses

Budget Report
Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

ACTIVIT...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
4002 - WATER	6,125,576.67	6,125,576.67	596,637.12	5,275,811.83	-849,764.84	13.87 %
4003 - SEWER	5,524,166.67	5,524,166.67	468,833.26	4,813,754.30	-710,412.37	12.86 %
4005 - GAS	4,072,607.67	4,072,607.67	208,758.28	3,744,210.15	-328,397.52	8.06 %
4006 - GUTA	130,000.00	130,000.00	34,985.00	145,253.32	15,253.32	11.73 %
4008 - ELECTRIC	20,165,166.67	20,165,166.67	1,772,895.96	17,592,878.67	-2,572,288.00	12.76 %
4009 - TELECOM & INTERNET	3,424,166.67	3,424,166.67	320,763.31	3,101,280.09	-322,886.58	9.43 %
4010 - CABLE TV	3,934,166.67	3,934,166.67	274,834.36	3,019,191.04	-914,975.63	23.26 %
4012 - UTIL FINANCE	0.00	0.00	66,551.20	117,996.68	117,996.68	0.00 %
Revenue Total:	43,375,851.02	43,375,851.02	3,744,258.49	37,810,376.08	-5,565,474.94	12.83 %
Expense						
4002 - WATER	6,185,268.51	6,185,268.51	536,460.33	4,785,198.54	1,400,069.97	22.64 %
4003 - SEWER	5,354,229.98	5,354,229.98	403,365.00	3,751,590.46	1,602,639.52	29.93 %
4004 - STORMWATER	381,765.00	381,765.00	33,091.49	248,164.53	133,600.47	35.00 %
4005 - GAS	4,262,732.21	4,262,732.21	309,928.72	3,329,296.20	933,436.01	21.90 %
4006 - GUTA	250,914.00	250,914.00	26,133.82	201,657.94	49,256.06	19.63 %
4007 - GEN ADMIN WSG	234,745.00	234,745.00	25,748.63	195,940.25	38,804.75	16.53 %
4008 - ELECTRIC	17,165,181.50	17,165,181.50	1,599,599.44	14,929,245.67	2,235,935.83	13.03 %
4009 - TELECOM & INTERNET	3,092,615.50	3,092,615.50	237,966.19	2,294,089.02	798,526.48	25.82 %
4010 - CABLE TV	5,457,471.50	5,457,471.50	386,435.02	3,807,514.38	1,649,957.12	30.23 %
4011 - GEN ADMIN ELEC/TELECOM	208,412.00	208,412.00	22,972.23	177,282.27	31,129.73	14.94 %
4012 - UTIL FINANCE	-1,952,223.00	-1,952,223.00	-295,543.17	-2,567,227.29	615,004.29	-31.50 %
4013 - UTIL CUST SVC	1,530,402.93	1,530,402.82	158,066.08	1,326,956.31	203,446.51	13.29 %
4014 - UTIL BILLING	477,506.00	477,506.00	40,357.06	377,782.08	99,723.92	20.88 %
4015 - CENTRAL SERVICES	726,830.00	726,830.00	97,138.03	855,931.03	-129,101.03	-17.76 %
Expense Total:	43,375,851.13	43,375,851.02	3,581,718.87	33,713,421.39	9,662,429.63	22.28 %
Report Surplus (Deficit):	-0.11	0.00	162,539.62	4,096,954.69	4,096,954.69	0.00 %



Monroe, GA

Utilities Fund
Capital

Budget Report
Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

ACTIVIT...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
4002 - WATER	0.00	0.00	0.00	361,768.50	361,768.50	0.00 %
4003 - SEWER	0.00	0.00	0.00	0.00	0.00	0.00 %
4005 - GAS	0.00	0.00	0.00	0.00	0.00	0.00 %
4008 - ELECTRIC	0.00	0.00	0.00	167,899.10	167,899.10	0.00 %
4009 - TELECOM & INTERNET	0.00	0.00	0.00	0.00	0.00	0.00 %
4010 - CABLE TV	0.00	0.00	0.00	0.00	0.00	0.00 %
4015 - CENTRAL SERVICES	0.00	0.00	0.00	0.00	0.00	0.00 %
Revenue Total:	0.00	0.00	0.00	529,667.60	529,667.60	0.00 %
Expense						
4002 - WATER	0.00	0.00	676,403.91	1,971,894.26	-1,971,894.26	0.00 %
4003 - SEWER	0.00	0.00	345,855.21	2,771,262.57	-2,771,262.57	0.00 %
4004 - STORMWATER	0.00	0.00	40,250.02	272,793.21	-272,793.21	0.00 %
4005 - GAS	0.00	0.00	5,895.32	554,199.62	-554,199.62	0.00 %
4006 - GUTA	0.00	0.00	0.00	0.00	0.00	0.00 %
4008 - ELECTRIC	0.00	0.00	93,414.00	1,060,831.41	-1,060,831.41	0.00 %
4009 - TELECOM & INTERNET	0.00	0.00	169,818.95	1,616,014.78	-1,616,014.78	0.00 %
4010 - CABLE TV	0.00	0.00	0.00	13,803.46	-13,803.46	0.00 %
4012 - UTIL FINANCE	0.00	0.00	0.00	84,850.20	-84,850.20	0.00 %
4013 - UTIL CUST SVC	0.00	0.00	0.00	0.00	0.00	0.00 %
4014 - UTIL BILLING	0.00	0.00	0.00	61,726.00	-61,726.00	0.00 %
4015 - CENTRAL SERVICES	0.00	0.00	0.00	71,542.21	-71,542.21	0.00 %
Expense Total:	0.00	0.00	1,331,637.41	8,478,917.72	-8,478,917.72	0.00 %
Report Surplus (Deficit):	0.00	0.00	-1,331,637.41	-7,949,250.12	-7,949,250.12	0.00 %



Solid Waste Fund

For Fiscal: 2021 Period Ending: 10/2021

	Original Total Budget	Current Total Budget	Period Activity	YTD Oct	Assumed Nov-Dec	Projected Year End 2021	Year End 2020
Revenue							
4520 - SOLID WASTE COLLECTION	2,163,000	2,163,000	202,056	2,276,473	542,943	2,819,416	2,725,136
4530 - SOLID WASTE DISPOSAL	3,316,318	3,316,318	312,697	3,256,948	347,491	3,604,439	3,783,831
4540 - RECYCLABLES COLLECTION	32,000	32,000	2,634	21,107	6,990	28,097	51,212
4585- YARD TRIMMINGS COLLECTION	-	-	-	1,775	-	1,775	-
Revenue Total:	5,511,318	5,511,318	517,387	5,556,303	897,424	6,453,727	6,560,179
Expense							
4500 - SOLID WASTE & RECYCLING	-	-	-	-	-	-	-
4510 - SOLID WASTE ADMINISTRATION	390,397	390,397	40,788	279,674	61,372	341,046	339,504
4520 - SOLID WASTE COLLECTION	1,099,070	1,099,070	139,633	1,005,215	203,478	1,208,693	1,285,294
4530 - SOLID WASTE DISPOSAL	2,953,379	2,953,379	316,339	2,906,975	667,263	3,574,238	3,715,227
4540 - RECYCLABLES COLLECTION	167,414	167,414	17,849	158,724	33,215	191,938	125,091
4585 - YARD TRIMMINGS COLLECTION	294,813	294,813	36,987	225,425	49,328	274,753	298,127
9003 - SW - OTHER FINANCING USES	606,245	606,245	31,043	315,550	61,618	377,167	365,216
Expense Total:	5,511,318	5,511,318	582,639	4,891,562	1,076,273	5,967,835	6,128,459
Report Surplus (Deficit):				664,741		485,891	431,720



Monroe, GA

Solid Waste Fund without Capital Expenses

Monthly Budget Report

Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

DEP...	October Budget	October Activity	Variance Favorable (Unfavorable)	Percent Remaining	YTD Budget	YTD Activity	Variance Favorable (Unfavorable)	Percent Remaining	Total Budget
Revenue									
4520 - SOLID WASTE COLLECTION	180,177.90	202,055.62	21,877.72	12.14 %	1,801,779.00	2,276,472.68	474,693.68	26.35 %	2,163,000.00
4530 - SOLID WASTE DISPOSAL	276,249.28	312,697.12	36,447.84	13.19 %	2,762,492.80	3,256,948.16	494,455.36	17.90 %	3,316,318.00
4540 - RECYCLABLES COLLECTION	2,665.60	2,633.61	-31.99	-1.20 %	26,656.00	21,107.63	-5,548.37	-20.81 %	32,000.00
4585 - YARD TRIMMINGS COLLECTION	0.00	0.00	0.00	0.00 %	0.00	1,774.80	1,774.80	0.00 %	0.00
Total Revenue:	459,092.78	517,386.35	58,293.57	12.70 %	4,590,927.80	5,556,303.27	965,375.47	21.03 %	5,511,318.00
Expense									
4510 - SOLID WASTE ADMINISTRATION	32,520.03	40,788.12	-8,268.09	-25.42 %	325,200.30	279,694.83	45,505.47	13.99 %	390,397.00
4520 - SOLID WASTE COLLECTION	91,552.52	139,632.99	-48,080.47	-52.52 %	915,525.04	1,005,215.49	-89,690.45	-9.80 %	1,099,070.02
4530 - SOLID WASTE DISPOSAL	246,016.43	316,339.09	-70,322.66	-28.58 %	2,460,164.30	2,906,973.58	-446,809.28	-18.16 %	2,953,379.00
4540 - RECYCLABLES COLLECTION	13,945.53	17,848.69	-3,903.16	-27.99 %	139,455.30	158,722.41	-19,267.11	-13.82 %	167,414.00
4585 - YARD TRIMMINGS COLLECTION	24,557.89	36,987.03	-12,429.14	-50.61 %	245,578.90	225,424.61	20,154.29	8.21 %	294,813.00
9003 - SW - OTHER FINANCING USES	50,500.19	31,043.18	19,457.01	38.53 %	505,001.90	315,548.62	189,453.28	37.52 %	606,244.98
Total Expense:	459,092.59	582,639.10	-123,546.51	-26.91 %	4,590,925.74	4,891,579.54	-300,653.80	-6.55 %	5,511,318.00
Report Total:	0.19	-65,252.75	-65,252.94		2.06	664,723.73	664,721.67		0.00



Monroe, GA

Solid Waste Fund with Capital Expenses

Income Statement Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

DEPT	Original Total Budget	Current Total Budget	MTD Activity	YTD Activity	Budget Remaining
Revenue					
4520 - SOLID WASTE COLLECTION	2,163,000.00	2,163,000.00	202,055.62	2,276,472.68	-113,472.68
4530 - SOLID WASTE DISPOSAL	3,316,318.00	3,316,318.00	312,697.12	3,256,948.16	59,369.84
4540 - RECYCLABLES COLLECTION	32,000.00	32,000.00	2,633.61	21,107.63	10,892.37
4585 - YARD TRIMMINGS COLLECTION	0.00	0.00	0.00	1,774.80	-1,774.80
Revenue Total:	5,511,318.00	5,511,318.00	517,386.35	5,556,303.27	-44,985.27
Expense					
4510 - SOLID WASTE ADMINISTRATION	390,397.00	390,397.00	40,788.12	279,694.83	110,702.17
4520 - SOLID WASTE COLLECTION	1,099,070.18	1,099,070.02	139,632.99	1,011,455.94	87,614.08
4530 - SOLID WASTE DISPOSAL	2,953,379.00	2,953,379.00	316,339.09	3,094,088.51	-140,709.51
4540 - RECYCLABLES COLLECTION	167,414.00	167,414.00	17,848.69	158,722.41	8,691.59
4585 - YARD TRIMMINGS COLLECTION	294,813.00	294,813.00	36,987.03	225,424.61	69,388.39
9003 - SW - OTHER FINANCING USES	606,244.98	606,244.98	31,043.18	315,548.62	290,696.36
Expense Total:	5,511,318.16	5,511,318.00	582,639.10	5,084,934.92	426,383.08
Total Surplus (Deficit):	-0.16	0.00	-65,252.75	471,368.35	



Monroe, GA

Solid Waste Fund
with Capital Expenses

Prior-Year Comparative Income Statement
Group Summary
For the Period Ending 10/31/2021

DEP...	2020 Oct. Activity	2021 Oct. Activity	Oct. Variance Favorable / (Unfavorable)	Variance %	2020 YTD Activity	2021 YTD Activity	YTD Variance Favorable / (Unfavorable)	Variance %
Revenue								
4520 - SOLID WASTE COLLECTION	182,577.89	202,055.62	19,477.73	10.67%	1,845,537.53	2,276,472.68	430,935.15	23.35%
4530 - SOLID WASTE DISPOSAL	331,017.90	312,697.12	-18,320.78	-5.53%	3,108,068.49	3,256,948.16	148,879.67	4.79%
4540 - RECYCLABLES COLLECTION	1,014.00	2,633.61	1,619.61	159.72%	44,221.78	21,107.63	-23,114.15	-52.27%
4585 - YARD TRIMMINGS COLLECTION	0.00	0.00	0.00	0.00%	0.00	1,774.80	1,774.80	0.00%
Revenue Total:	514,609.79	517,386.35	2,776.56	0.54%	4,997,827.80	5,556,303.27	558,475.47	11.17%
Expense								
4510 - SOLID WASTE ADMINISTRATION	34,326.03	40,788.12	-6,462.09	-18.83%	278,100.05	279,694.83	-1,594.78	-0.57%
4520 - SOLID WASTE COLLECTION	124,264.60	139,632.99	-15,368.39	-12.37%	1,051,417.38	1,011,455.94	39,961.44	3.80%
4530 - SOLID WASTE DISPOSAL	329,042.59	316,339.09	12,703.50	3.86%	2,874,182.45	3,094,088.51	-219,906.06	-7.65%
4540 - RECYCLABLES COLLECTION	7,124.07	17,848.69	-10,724.62	-150.54%	85,977.68	158,722.41	-72,744.73	-84.61%
4585 - YARD TRIMMINGS COLLECTION	31,865.39	36,987.03	-5,121.64	-16.07%	233,216.04	225,424.61	7,791.43	3.34%
9003 - SW - OTHER FINANCING USES	30,876.59	31,043.18	-166.59	-0.54%	303,597.74	315,548.62	-11,950.88	-3.94%
Expense Total:	557,499.27	582,639.10	-25,139.83	-4.51%	4,826,491.34	5,084,934.92	-258,443.58	-5.35%
Total Surplus (Deficit):	-42,889.48	-65,252.75	-22,363.27	-52.14%	171,336.46	471,368.35	300,031.89	175.11%



Monroe, GA

Solid Waste Fund
without Capital Expenses

Budget Report
Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Revenue						
4510 - SOLID WASTE ADMINISTRATION	0.00	0.00	0.00	0.00	0.00	0.00 %
4520 - SOLID WASTE COLLECTION	2,163,000.00	2,163,000.00	202,055.62	2,276,472.68	113,472.68	5.25 %
4530 - SOLID WASTE DISPOSAL	3,316,318.00	3,316,318.00	312,697.12	3,256,948.16	-59,369.84	1.79 %
4540 - RECYCLABLES COLLECTION	32,000.00	32,000.00	2,633.61	21,107.63	-10,892.37	34.04 %
4585 - YARD TRIMMINGS COLLECTION	0.00	0.00	0.00	1,774.80	1,774.80	0.00 %
Revenue Total:	5,511,318.00	5,511,318.00	517,386.35	5,556,303.27	44,985.27	0.82 %
Expense						
4500 - SOLID WASTE & RECYCLING	0.00	0.00	0.00	0.00	0.00	0.00 %
4510 - SOLID WASTE ADMINISTRATION	390,397.00	390,397.00	40,788.12	279,694.83	110,702.17	28.36 %
4520 - SOLID WASTE COLLECTION	1,099,070.18	1,099,070.02	139,632.99	1,005,215.49	93,854.53	8.54 %
4530 - SOLID WASTE DISPOSAL	2,953,379.00	2,953,379.00	316,339.09	2,906,973.58	46,405.42	1.57 %
4540 - RECYCLABLES COLLECTION	167,414.00	167,414.00	17,848.69	158,722.41	8,691.59	5.19 %
4580 - PUBLIC EDUCATION	0.00	0.00	0.00	0.00	0.00	0.00 %
4585 - YARD TRIMMINGS COLLECTION	294,813.00	294,813.00	36,987.03	225,424.61	69,388.39	23.54 %
9003 - SW - OTHER FINANCING USES	606,244.98	606,244.98	31,043.18	315,548.62	290,696.36	47.95 %
Expense Total:	5,511,318.16	5,511,318.00	582,639.10	4,891,579.54	619,738.46	11.24 %
Report Surplus (Deficit):	-0.16	0.00	-65,252.75	664,723.73	664,723.73	0.00 %



Monroe, GA

Solid Waste Fund Capital

Budget Report Group Summary

For Fiscal: 2021 Period Ending: 10/31/2021

DEP...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Expense						
4520 - SOLID WASTE COLLECTION	0.00	0.00	0.00	6,240.45	-6,240.45	0.00 %
4530 - SOLID WASTE DISPOSAL	0.00	0.00	0.00	187,114.93	-187,114.93	0.00 %
Expense Total:	0.00	0.00	0.00	193,355.38	-193,355.38	0.00 %
Report Total:	0.00	0.00	0.00	193,355.38	-193,355.38	0.00 %

Performance Indicators	Oct-21	Sep-21	Aug-21	Jul-21	Jun-21	May-21	Apr-21	Mar-21	Feb-21	Jan-21	Dec-20	Nov-20	Oct-20
Utilities													
Electric Customers	6,743	6,737	6,735	6,720	6,717	6,718	6,693	6,712	6,703	6,645	6,647	6,663	6,600
Natural Gas Customers	4,148	4,136	4,123	4,100	4,087	4,082	4,067	4,056	4,037	4,021	3,997	3,983	3,973
Water Customers	10,482	10,417	10,415	10,385	10,374	10,315	10,270	10,250	10,192	10,138	10,128	10,132	10,049
Wastewater Customers	7,627	7,585	7,576	7,553	7,531	7,502	7,489	7,491	7,454	7,418	7,427	7,425	7,378
Cable TV Customers	2,238	2,260	2,287	2,311	2,357	2,404	2,491	2,595	2,695	2,758	2,820	2,885	2,904
Digital Cable Customers	174	175	176	175	180	179	179	182	168	186	186	188	193
Internet Customers	4,142	4,098	4,145	4,146	4,152	4,156	4,138	4,138	4,117	4,085	4,107	4,071	4,073
Residential Phone Customers	760	773	775	781	790	799	807	815	817	828	838	843	846
Commercial Phone Customers	279	276	281	285	282	285	285	290	283	281	283	285	286
Fiber Customers	230	216	206	188	185	178	163	157	148	132	124	120	116
Work Orders Generated													
Utilities													
Connects	302	284	283	303	289	194	204	273	229	248	232	270	354
Cutoff for Non-Payment	80	62	64	84	73	52	91	77	75	33	56	88	97
Electric Work Orders	95	81	78	93	72	92	106	97	67	76	108	95	163
Water Work Orders	158	201	184	136	180	125	144	170	136	177	166	133	173
Natural Gas Work Orders	39	43	22	30	44	24	51	48	57	55	66	34	41
Disconnects	217	178	209	193	212	175	179	226	190	183	153	161	213
Sewer Work Orders	18	55	21	26	46	35	50	47	36	34	45	25	57
Telecomm Work Orders	216	188	246	190	243	214	270	335	279	307	279	220	310
Stormwater Work Orders	-	-	2	1	3	3	2	-	-	-	-	-	2
Billing/Collections													
Utilities													
Utility Revenue Billed	\$ 3,901,304	\$ 4,085,762	\$ 3,846,178	\$ 3,614,654	\$ 3,270,643	\$ 3,394,195	\$ 3,473,239	\$ 4,333,887	\$ 3,955,624	\$ 3,398,911	\$ 3,374,126	\$ 3,057,618	\$ 3,590,360
Utility Revenue Collected	\$ 3,720,182	\$ 3,901,839	\$ 3,819,569	\$ 3,436,861	\$ 3,088,986	\$ 3,242,432	\$ 3,915,994	\$ 4,422,789	\$ 3,981,237	\$ 3,423,364	\$ 3,346,521	\$ 2,883,034	\$ 3,376,520
Amount Written Off for Bad Debt	\$ 20,398	\$ 18,286	\$ 23,357	\$ 28,294	\$ 21,531	\$ 22,231	\$ 14,213	\$ 16,399	\$ 24,772	\$ 24,813	\$ 35,896	\$ 21,509	\$ 5,751
Extensions													
Utilities													
Extensions Requested	610	591	535	497	548	416	445	495	574	559	548	579	636
Extensions Pending	170	12	95	167	23	74	174	143	262	176	110	52	240
Extensions Defaulted	16	42	28	34	33	28	28	28	21	28	15	34	33
Extensions Paid per Agreement	430	632	579	877	909	758	451	628	575	530	389	837	663
Percentage of Extensions Paid	1	1	1	93%	94%	93%	94%	94%	96%	95%	97%	94%	95%
Taxes													
Admin Support													
Property Tax Collected	\$ 407,962	\$ 186,218	\$ 99,662	\$ 4,716	\$ 4,444	\$ 3,947	\$ 6,957	\$ 17,571	\$ 146,807	\$ 165,982	\$ 2,257,379	\$ 539,206	\$ 191,037
Accounting													
Payroll & Benefits													
Payroll Checks Issued	-	2	1	-	-	-	-	-	-	-	1	1	-
Direct Deposit Advices	949	653	662	659	692	653	961	634	637	638	650	763	959
General Ledger													
Accounts Payable Checks Issued	314	313	253	285	342	308	268	312	247	288	269	264	253
Accounts Payable Invoices Entered	386	399	335	378	431	411	359	423	342	392	347	368	329
Journal Entries Processed	121	124	119	115	104	96	112	93	96	105	300	275	256
Miscellaneous Receipts	351	342	354	341	321	290	241	372	307	190	254	248	278
Utility Deposit Refunds Processed	36	31	38	31	45	34	40	38	30	24	40	33	38
Local Option Sales Tax	\$ 261,531	\$ 275,894	\$ 255,227	\$ 257,809	\$ 260,738	\$ 262,466	\$ 247,131	\$ 223,376	\$ 213,951	\$ 260,666	\$ 214,924	\$ 214,380	\$ 213,603
Special Local Option Sales Tax - 2019		233,015	245,828	227,413	229,701	232,327	233,864	220,200	199,034	190,635	232,247	191,506	191,008
Personnel													
Budgeted Positions	254	254	254	254	254	254	254	254	254	254	258	258	258

Performance Indicators	Oct-21	Sep-21	Aug-21	Jul-21	Jun-21	May-21	Apr-21	Mar-21	Feb-21	Jan-21	Dec-20	Nov-20	Oct-20
Vacancies	9	15	13	9	11	11	5	6	10	13	16	18	19
Unfunded Positions	38	38	38	38	38	38	38	38	38	38	38	38	38
Airport													
Airport													
Airport Fuel Sales - Gallons	4,476	4,231	3,695	3,676	3,287	2,175	593	3,035	2,772	2,661	2,875	3,751	4,291
Fuel Sales - Revenue	19,650	18,575	16,223	16,136	14,102	9,330	2,543	11,391	9,675	9,285	10,032	13,091	14,977

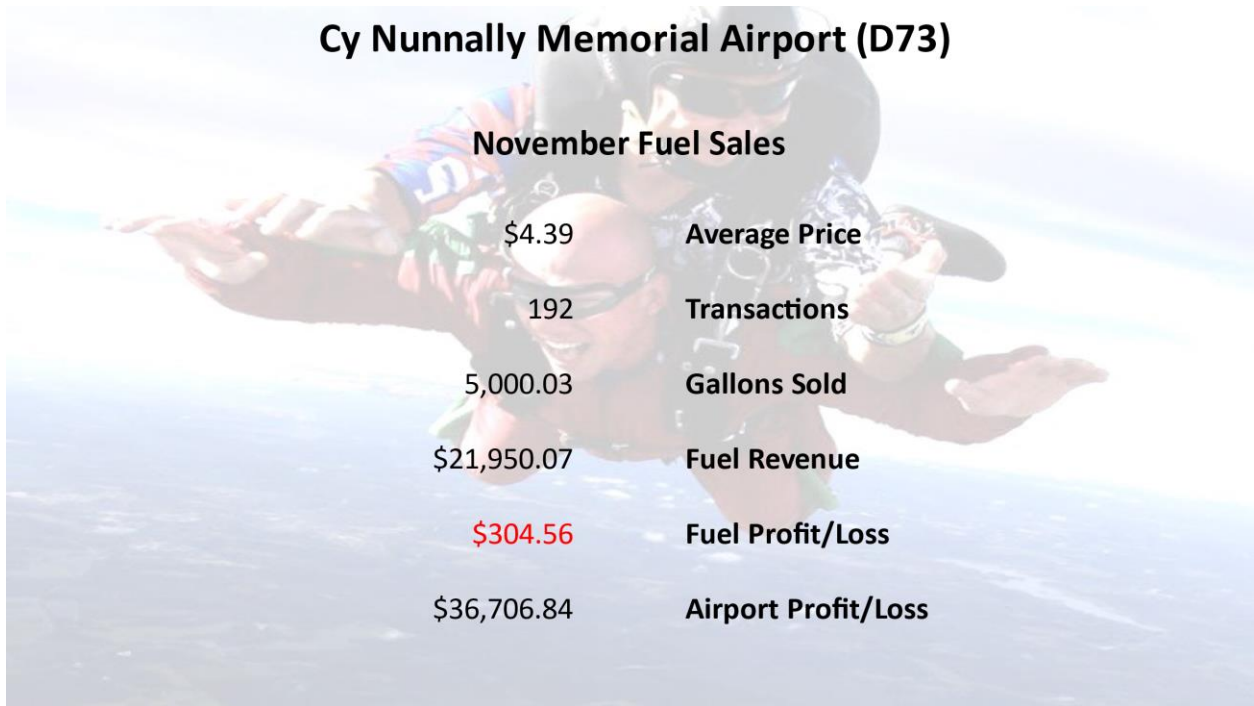
AIRPORT

MONTHLY REPORT

DECEMBER 2021

	2021 January	2021 February	2021 March	2021 April	2021 May	2021 June	2021 July	2021 August	2021 September	2021 October	2021 November	2020 November	2020 December	Monthly Average	Yearly Totals
100LL AVGAS															
100LL AvGas Sale Price	\$3.49	\$3.49	\$3.78	\$4.29	\$4.29	\$4.29	\$4.39	\$4.39	\$4.39	\$4.39	\$4.39	\$3.49	\$3.49	\$4.04	
Transactions	91	113	117	34	138	113	151	124	188	165	192	149	116	130.1	1691
Gallons Sold	2,531.9	2,865.2	2,744.7	635.9	2,735.1	2,926.5	3,864.0	3,456.3	4,327.1	4,436.6	5,000.0	3,659.9	2,804.6	3229.8	41,988.0
AvGas Revenue	\$8,836.44	\$9,999.62	\$10,387.94	\$2,728.22	\$11,733.58	\$12,554.84	\$16,963.12	\$15,173.19	\$18,995.81	\$19,476.92	\$21,950.07	\$12,773.16	\$9,788.02	\$13,181.61	\$171,360.93
AvGas Profit/Loss	\$652.16	\$739.99	\$1,070.32	\$214.10	\$970.26	\$1,039.16	\$3,447.00	\$220.75	\$50.39	(\$35.63)	(\$304.56)	\$989.65	\$754.86	\$754.50	\$9,808.45
GENERAL REVENUE/EXPENSE															
Hangar Rental	\$4,200.00	\$4,200.00	\$4,200.00	\$0.00	\$0.00	\$0.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$4,200.00	\$3,230.77	\$42,000.00
Lease Agreements	\$4,215.07	\$4,215.07	\$4,215.07	\$0.00	\$0.00	\$0.00	\$4,327.57	\$4,327.57	\$4,327.57	\$4,327.57	\$4,327.57	\$4,165.07	\$3,015.07	\$3,189.48	\$41,463.20
Grounds Maintenance	\$2,535.00	\$535.00	\$535.00	\$535.00	\$535.00	\$2,535.00	\$535.00	\$4,800.00	\$535.00	\$2,535.00	\$535.00	\$535.00	\$535.00	\$1,324.62	\$17,220.00
Buildings Maintenance	\$380.00	\$1,783.00	\$488.95	\$380.00	\$430.00	\$430.00	\$840.00	\$931.64	\$430.00	\$430.00	\$430.00	\$1,580.71	\$2,930.90	\$881.94	\$11,465.20
Equipment Maintenance	\$765.17	\$119.50	\$733.52	\$6,986.13	\$109.17	\$109.17	\$109.17	\$1,388.18	\$109.17	\$109.17	\$109.17	\$118.47	\$1,629.98	\$953.54	\$12,395.97
Airport Profit/Loss	\$3,007.57	\$4,338.06	\$5,348.42	(\$10,129.03)	(\$2,545.91)	(\$4,977.01)	\$8,048.40	\$11,886.50	\$5,061.79	\$2,975.77	\$36,706.84	\$3,991.05	(\$155.45)	\$4,889.00	\$63,557.00

AIRPORT PROJECTS & UPDATES – DECEMBER 2021



TERMINAL BUILDING SCHEDULE

The approved Terminal Building is in design currently with options for the city to make choices. The proposed schedule as submitted to GDOT is bid advertisement in mid-January, subsequent bid opening in mid-February, and GDOT contract early March. This will then lead to construction dates and complete of the terminal building.

HANGAR ADDITIONS

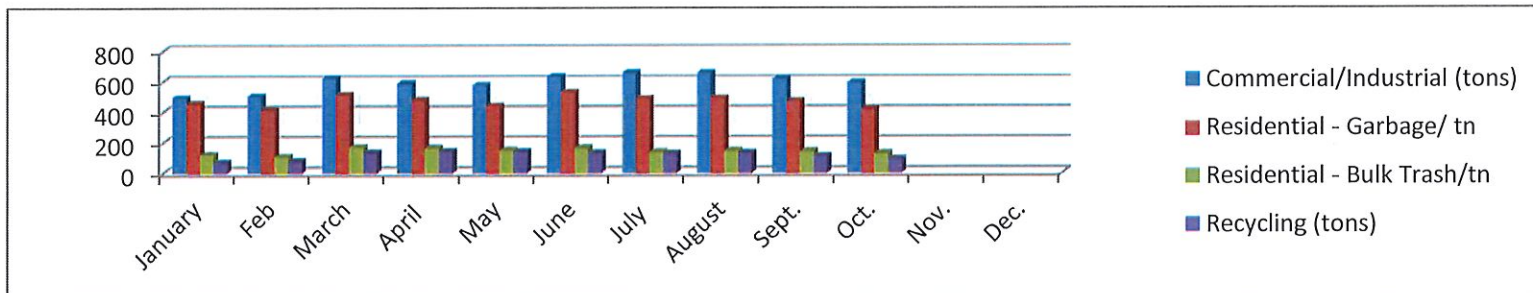
Meetings are scheduled for November to discuss future locations of more T-Hangars by L&M Aviation at the airport. They currently own and operate the new 12-unit t-hangar at the airport and are looking to lease additional property and build more t-hangars. This growth would further increase our based aircraft numbers, thus increasing our eligibility for more grant funding.

Further discussions are ongoing with other developers and parties interested in building private hangars on site as well. These are hopefully situated for 2022 planning and should begin discussions later this year.



**SOLID WASTE
DEPARTMENT
MONTHLY REPORT
DECEMBER
2021**

2021	January	Feb	March	April	May	June	July	August	Sept.	Oct.	Nov.	Dec.
Commercial/Industrial (tons)	494.37	504.62	623.1	590.52	577.74	635.34	657.65	656.65	615.77	593.33		
Residential - Garbage/ tn	457.76	414.33	516.5	478.61	443.53	530.64	490.57	494.45	472.23	418.34		
Residential - Bulk Trash/tn	123.33	109.11	172.87	164.02	151.81	165.25	139.61	148.69	144.18	131.36		
Recycling (tons)	71.30	79.42	135.83	144.55	141.75	134.03	130.04	134.77	114.01	92.73		
Transfer Station (tons)	7,831.74	8,113.39	9,373.15	7,832.17	7,720.88	8,321.84	7,452.33	9,031.98	7,906.03	8,046.59		
Customers (TS)	16	17	18	17	18	18	18	19	18	18		
Sweeper debris (tons)	25.55	21.16	33.26	30.65	20.41	13.03	14.37	32.46		28.73		
Storm drain debris (tons)	0.33	0.13	0.21	0.31	1.52	0.16	0.32	3.15	0.32	0.39		
	January	Feb	March	April	May	June	July	August	Sept.	Oct.	Nov.	Dec.
Recycling - Yard Trim (tons)	34.42	42.17	88.52	108.73	99.47	93.6	77.83	84.43	80.68	61.95		
Recycling - Curbside (tons)	25.52	19.23	27.07	24.3	25.33	22.4	28	28.16	13.48	21.58		
Recycling - Cardboard (tons)	8.95	11.15	10.71	5.29	14.27	12.21	12.27	12.96	16.08	7.97		
Recycling - Scrap Metal (tons)		3.28	5.31				9.3	6.08	0.6			
Recycling - Scrap tires (tons)	44 (.91)	102(2.10)	133 (2.74)	204 (4.21)	62 (1.28)	282(5.82)	33 (.68)	152 (3.14)	33 (.68)			
Recycling - Glass (tons)	1.5	1.49	1.48	2.02	1.4	2.36	1.96	1.9	3.03	1.23		
Recycling - C & D (tons)												
95G Garbage carts (each)	51	47	68	44	51	59	57	57	53	35		
65G Recycling Carts (each)			296	344	213	248	171	48	15	25		
18G Recycling bins (each)	32	19	36	28	26	37	17	7	17	4		
Dumpsters (each)	5	3	3		4		3	1	1			
Lids & Rods (each)				3								
Cemetery Permits	13	7	6	9	11	13	8	9	4	9		



Note:

1,143.03 tons of trash /garbage collected and disposed.
92.73 tons of recycled materials collected, including scrap tires.

ITEMS OF INTEREST

- I. Project Update- Transfer Station Improvements:
 - The new Fairbanks Scales have been installed and completed as of November 30, 2021.
 - Software conversion completed on November 4, 2021 by remote access.
 - Repairs to damaged exterior walls of the building and pressure cleaning, has been completed.
 - The Odor Misting System, has been installed and set up for activating.
 - Trees has been cut back to prepare for the privacy fence to be installed, along the entrance side of the transfer station.

- II. Transfer Station tonnage report: Deposited 8,046.59 tons in October. A decrease of -237.98 tons compared to October 2020.

- III. Curbside Recycling – Transitioning to the 65-gallon carts!
 - **Customers who did not receive a cart or would like to participate, should call our office at: 770-267-6933 to make their request. Service reminder: All acceptable items should be loose inside the cart and not in plastic bags! Oversized cardboard broken down, bundled and set out next to the cart, for separate collection!**

- IV. Curbside Glass Collection Update: Currently have 328 customers participating. (1.23 tons collected in October).
Reminder: Please rinse the glass containers and remove all caps or lids. Also, Items cannot be mixed with other recycling materials! A separate vehicle will collect the glass.

- V. Holiday Route Schedule – Christmas! See attached.

Dps

GARBAGE PICKUP

The City of Monroe Solid Waste Department will be running a modified garbage pickup schedule during the holiday times in December and January. Please note below any changes that will affect your garbage pickup day. Happy holidays from everyone here at the City of Monroe Solid Waste Department.

Christmas Holiday Schedule:

- Monday, December 20, 2021 – Monday’s Collection Route
- Tuesday, December 21, 2021 – Tuesday’s and Wednesday’s Collection Routes
- Wednesday, December 22, 2021 – Thursday’s Collection Route
- Thursday, December 23, 2021 – No Collection
- Friday, December 24, 2021 – No Collection

New Year’s Holiday Schedule:

- Monday, December 27, 2021 – Monday’s Collection Route
- Tuesday, December 28, 2021 – Tuesday’s Collection Route
- Wednesday, December 29, 2021 – Wednesday’s Collection Route
- Thursday, December 30, 2021 – Thursday’s Collection Route
- Friday, December 31, 2021 – No Collection

Martin Luther King, Jr. Birthday Schedule:

- Monday, January 17, 2022 – No Collection
- Tuesday, January 18, 2022 – Monday’s Collection Route
- Wednesday, January 19, 2022 – Tuesday’s and Wednesday’s Collection Routes
- Thursday, January 20, 2022 – Thursday’s Collection Route



**STREETS AND
TRANSPORTATION
DEPARTMENT
MONTHLY REPORT
DECEMBER
2021**

Public Works Administration

October 2021

	Jan.	Feb.	March	April	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	Total
Calls received	452	N/A	519	810	683	709	725	739	N/A	578			5215
Work orders received	91	84	130	187	161	196	165	153	108	115			1390
Work orders completed	80	82	126	186	153	178	154	147	103	102			1311
Permits received/approved -													
Road closure									1				1
Parade								1	2				3
Procession													0
Public demonstration													0
Assembly	1	1	2	4	3	2	2	7	7	9			38
Picket													0
Road race			1	1		1				2			5

Fleet Maintenance Division

*Repaired/Service vehicles or equipment for the following departments:

Department	Jan.	Feb.	March	April	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	Total
Airport													0
City Hall													0
Code	1		2	1	1			1					6
Electric/Cable	5	4		7	4	1	2	3	5	7			38
Finance													0
Fire			2	2	1	1	1			4			11
Gas/Water/Sewer		5	8	5	5	2	2	3	2	6			38
GUTA		1								1			2
Meter Readers		2	2	4	1	1	3	4	3				20
Motor Pool													0
Police	17	16	21	15	17	16	18	19	18	9			166
Public Works	11	19	13	24	16	28	11	8	24	34			188
TOTAL	34	47	48	58	45	49	37	38	52	61	0	0	469

Street Division

- Removed litter from the right of way
- Utility patching (496.25 total tons)
 - 18" Water main Publix Asphalt patching
 - City Wide
- Right of way mowing
- Right of way limb trimming
- Sidewalk repair
 - City Wide

Stormwater

*Storm pipe repair
-High School Ave.

*Storm grate cleaning (City Wide)

	January	February	March	April	May	June	July	August	September	October	November	December	Total
Grates	74	31	47	45	28	46	78	180	134	0			663
Total Tons	0.23	0.13	0.12	0.14	0.16	0.2	0.2	0.44	0.4	0			1.93

*Catch basin maintenance/Structure Repair

-Childers Park
-Church Street
-Magnolia Terrace

*Ditch maintenance
-Ammons Bridge Road
-Kaye Lane

*CDBG 2020

Sign & Marking Division

• General maintenance:

	Jan.	Feb.	March	April	May	June	July	Aug.	Sept.	Oct.	Nov.	Dec.	Total
Signs repaired	8	6	14	7	11	6	7	11	2	9			81
Signs replaced	16	2	6	11	11	33	5	6	11	16			117
Sign post replaced/installed	14	1	14	24	19	9		3	9	14			107
New signs	32	24	34	35	27	38	41	43	24	23			321
Signs cleaned	4	6	5	8	6	4		6	4	6			49
Signs installed (new)	7		10	2	8	7	3	6	2	2			47
City emblems installed	1		4		2		2						9
In-lane pedestrian signs	2					2							4
Banners			6	8	7		3	6	5	5			40
Compaction Test													0
Traffic Studies	5	3	3	7	4	4	2		2				30
Parking Lot Striped					1	1		1	1				4
Speed hump installed				1	1	2			1	1			6
Crosswalk installed													0
Stop bars installed								1					1
Airport Maint.	12	7	10	8	8	9	6	9	7	8			84
Handicap Marking					2								2
Curb Striped					3								3
TOTAL	101	49	106	111	110	115	69	92	68	84	0	0	905



To: City Council, Public Works Committee
From: Jeremiah B. Still, Streets and Transportation Director
Department: Streets and Transportation
Date: 11-30-2021
Description: 2022 LMIG Program

Budget Account/Project Name: CIP-SPLOST LMIG MATCH

Funding Source: SPLOST

Budget Allocation:	\$52,642.21	
Budget Available:	\$53,000.00	
Requested Expense:	\$228,116.23	Company of Purchase: N/A

Recommendation: Staff recommends council approval for maintenance of .96 lane miles including West Marable Street, Nowell Way, Irving Street, Green Street and Perry Street (patching, milling, overlay and striping); and .49 lane miles of Lopez Lane and Tigers Way (patching and overlay) for LMIG allocation in 2022.

Background:

West Marable Street, Nowell Way, Irving Street, Green Street, Perry Street, Lopez Lane and Tigers Way are in need of repairs and the street division proposes we use the 2022 LMIG allocation for such improvements. The Local Maintenance and Improvements Grant (LMIG) has been developed in cooperation with ACCG, GMA, and others. Georgia DOT remains committed to helping local governments achieve much-needed improvements to the state and local roadway network. The LMIG program will allow local governments greater flexibility and quicker project delivery while allowing GA DOT to effectively administer the program with a reduced workforce and new funding match requirements.

The 2022 LMIG totals \$228,116.23. Of this, the required 30% local match totals \$52,642.21. The remainder of \$175,474.02 is reimbursable from GDOT. The funding source will be from SPLOST funds.

Attachment(s):

- LMIG Letter from GA DOT
- 2022 LMIG Application



Russell R. McMurry, P.E.,
Commissioner
One Georgia Center
600 West Peachtree Street, NW
Atlanta, GA 30308
(404) 631-1000 Main Office

June 23, 2021

John Howard, Mayor
City of Monroe
P.O. Box 1249
Monroe, Georgia 30655

RE: Fiscal Year 2022 Local Maintenance & Improvement Grant (LMIG) Program

Dear Mayor Howard:

We are pleased to announce that the Department will begin accepting applications for the Fiscal Year 2022 LMIG Program in July 2021. Grants will be processed electronically through our **GRANTS (LMIG) Application System**. To begin your FY 2022 LMIG Application, please visit the Department’s website at www.dot.ga.gov/PS/Local/LMIG. This site provides a link to the LMIG Application, the LMIG Application Tutorial (Manual), and to the General Guidelines and Rules and other pertinent reports. The project list will be entered directly into the LMIG Application System. Please contact your District State Aid Coordinator, **Jeremy Durrence**, at **404-694-6545** for assistance with the online application process.

For an application to be processed, the following requirements must be met:

- A local government must be in Department of Audits and Accounts (DOAA) and Department of Community Affairs (DCA) audit compliance.
- A signed cover letter must be attached and include a completion status of the last three fiscal years’ LMIG Grants.
- A signature page must include both the local government seal and the notary seal. The application website provides a blank signature page for you to download, complete and upload as an attachment.
- A local government must provide their District State Aid Coordinator with a Statement of Financial Expenditures form and invoices for Fiscal Year 2019 projects and all other prior years unless previously approved to combine funding for Fiscal Years 2019, 2020, and 2021. The forms can be attached in the LMIG Application System if they have not already been provided to your District State Aid Coordinator.

All electronic LMIG applications must be received no later than February 1, 2022. Failure to submit applications by the deadline might result in a forfeiture of funds.

Your formula amount for the Fiscal Year 2022 Program is **\$175,474.02** and your local match is **30%**. Each local government is required to match this formula amount in accordance with Code Section 48-8-244(d).

If you have any questions regarding the LMIG Program, please contact the Local Grants Office in Atlanta at (404) 347-0240. Thank you for your attention and cooperation in this matter.

Sincerely,

Russell R. McMurry, P.E.
Commissioner

cc: Mr. Kelvin Mullins; Mr. Jamie Boswell; Hon. Bruce Williamson; Hon. Burt Jones; Hon. Bill Cowsert; Jeremy Durrence

**GEORGIA DEPARTMENT OF TRANSPORTATION LOCAL MAINTENANCE & IMPROVEMENT
GRANT (LMIG) APPLICATION FOR FISCAL YEAR 2022
TYPE OR PRINT LEGIBLY. ALL SECTIONS MUST BE COMPLETED.**

LOCAL GOVERNMENT AFFIDAVIT AND CERTIFICATION

I, John S. Howard (Name), the Mayor (Title), on behalf of City of Monroe (Local Government), who being duly sworn do swear that the information given herein is true to the best of his/her knowledge and belief. Local Government swears and certifies that it has read and understands the LMIG General Guidelines and Rules and that it has complied with and will comply with the same.

Local government further swears and certifies that it has read and understands the regulations for the Georgia Planning Act of 1989 (O.C.G.A. § 45-12-200, et seq.), Service Delivery Strategy Act (O.C.G.A. § 36-70-20, et seq.), and the Local Government Budgets and Audits Act (O.C.G.A. 36-81-7 et seq.) and will comply in full with said provisions. Local government further swears and certifies that the roads or sections of roads described and shown on the local government’s Project List are dedicated public roads and are part of the Public Road System in said county/city. Local government further swears and certifies that it complied with federal and/or state environmental protection laws and at the completion of the project(s), it met the match requirements as stated in the Transportation Investment ACT (TIA).

Further, the local government shall be responsible for any claim, damage, loss or expense that is attributable to negligent acts, errors, or omissions related to the designs, drawings, specifications, work and other services furnished by or on behalf of the local government pursuant to this Application (“Loss”). To the extent provided by law, the local government further agrees to hold harmless and indemnify the DEPARTMENT and the State of Georgia from all suits or claims that may arise from said Loss.

If the local government fails to comply with these General Guidelines and Rules, or fails to comply with its Application and Certification, or fails to cooperate with the auditor(s) or fails to maintain and retain sufficient records, the DEPARTMENT may, at its discretion, prohibit the local government from participating in the LMIG program in the future and may pursue any available legal remedy to obtain reimbursement of the LMIG funds. Furthermore, if in the estimation of the DEPARTMENT, a roadway or bridge shows evidence of failure(s) due to poor workmanship, the use of substandard materials, or the failure to follow the required design and construction guidelines as set forth herein, the Department may pursue any available legal remedy to obtain reimbursement of the allocated LMIG funds or prohibit local government from participating in the LMIG program until such time as corrections are made to address the deficiencies or reimbursement is made. All projects identified on the Project list shall be constructed in accordance with the Department’s Standard Specifications of Transportation Systems (Current Edition), Supplemental Specifications (Current Edition), and Special Provisions.

Local Government:

134652

E-Verify Number

_____ (Signature)

Sworn to and subscribed before me,

_____ (Print)

This ____ day of _____, 20 ____.

Mayor / Commission Chairperson

In the presence of:

_____ (Date)

NOTARY PUBLIC

LOCAL GOVERNMENT SEAL:

My Commission Expires:

NOTARY PUBLIC SEAL:



Post Office Box 1249 • Monroe, Georgia 30655
Telephone 770-267-7536 • Fax 770-267-2319

John S. Howard, Mayor
Larry A. Bradley, Vice Mayor

November 30, 2021

Georgia Department of Transportation
Gainesville District Office
Attn: Shane Giles
1475 Jesse Jewell Pkwy, NE, Suite 100
Gainesville, GA 30501

RE: FY 2020/2021 Local Maintenance & Improvement Grant (LMIG) Program/FY 2022 LMIG Application

Dear Mr. Giles;

Please be advised that the City of Monroe has completed our 2020/2021 LMIG project list. In addition, we completed our 2019 project list back fall of 2019. We spent a total of \$472,244.03 of which \$145,264.56 was from local expenditures.

Enclosed please find the City of Monroe’s 2022 LMIG application along with our project report.

If you should have any questions, please contact our Streets and Transportation Director, Jeremiah B. Still at jstill@monroega.gov or 770-266-5144.

Sincerely,

John S. Howard
Mayor

JSH/dmd

Enclosures

FY 2020/2021

LOCAL MAINTENANCE & IMPROVEMENT GRANT Program (LMIG)

STATEMENT OF FINAL PROJECT EXPENDITURES

DATE: November 30, 2021

COUNTY: Walton

CITY: Monroe

SUBMITTED BY: John. S. Howard
(Local Government Representative- Person's Printed Name)

1. LMIG EXPENDITURES: \$ 326,979.47
(LMIG Funding Received from GDOT)

2. REQUIRED 10% or 30% MATCH: \$ 98,093.84
(10% or 30% of LMIG Funding Received in #1)

3. TOTAL PROJECT EXPENDITURES: \$ 472,244.03
(The Total Amount Spent on Project)

4. TOTAL LOCAL GOVERNMENT EXPENDITURES: \$ 145,264.56
[Total Project Expenditures above minus LMIG Expenditures at the Top (#3 minus #1)]

By signature below, I hereby certify that the above expenditures are for the work completed on the attached final Project List for the FY 2020/2021 LMIG Program.

Authorized Local Government Official Signature: _____

[Include financial documents to verify expenditures, including but not limited to invoices, contracts, checks, etc.]

For GDOT use only

PI Number: _____

Record Audit Performed: Yes No (Circle One)

Field Inspection Completion Date: _____

APPROVED: _____ Date: _____
(DISTRICT ENGINEER SIGNATURE)

Road Name	Beginning	Ending	Length (Miles)	Description of Work	Project Cost	Project Let Date
W. Marable St	N. Broad St	Nowell Way	.24	Patching, milling, overlay, striping	\$41,500.05	June 2022
Nowell Way	W. Marable St	Nowell St	.06	Patching, milling, overlay, striping	\$12,200.07	June 2022
Irving St	Perry St	DE	.05	Patching, milling, overlay, striping	\$9,600.11	June 2022
Green St	Perry St	Mayfield Dr	.32	Patching, milling, overlay, striping	\$44,580.00	June 2022
Perry St	N. Broad St	DE	.29	Patching, milling, overlay, striping	\$46,800.00	June 2022
Lopez Ln	CDS	CDS	.28	Patching, overlay	\$36,900.00	June 2022
Tigers Way	Lopez Ln	Masters Dr	.21	Patching, overlay	\$36,536.00	June 2022
				Total LMIG Program (2022 Allocation) Costs	\$175,474.02	
			(Splost)	30% Required Local Match	\$52,642.21	
				TOTAL	\$228,116.23	



**ELECTRIC & TELECOM
DEPARTMENT
MONTHLY REPORT**

**DECEMBER
2021**

2021 Large Projects Progress

1. 175,000' of underground conduit placed for Bond and FTTX projects.
2. 185,000' of underground fiber pulled for Bond and FTTX projects.
3. Over 1000 pull boxes/pedestals set for Bond and FTTX projects.
4. 12,250' of ariel FlexNap distribution installed and operational.
5. One of 3 organizations testing Corning's FlexNap design tool.
6. Over 150,000' GPS located and input into the FlexNap design tool.
7. Still experiencing Material shortages, but we have worked with suppliers to keep moving forward.
8. 35,000' of conduit placed at the Pavilion project.
9. 27,500' of primary electric cable placed at the Pavilion project.
10. 15 feed through cabinets, 12 transformers, 120 elbows, and multiple stand off and lighting arrestors at Pavilion.
11. Over one mile of ariel 336 primary constructed for the Pavilion.

ELECTRIC: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2021 | FY 2021



COVER	1
OVERVIEW	2
SALES REPORT	3
SALES STATISTICS	4
POWER SUPPLY	5
DETAIL REVENUES	6
DETAIL EXPENSES	7-8

CITY OF MONROE: ELECTRIC FUND OVERVIEW

	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Jul 2021	Aug 2021	Sep 2021	Oct 2021	Nov 2021	Dec 2021	FY 2021	AS BUDGET	FY 2020
REVENUES	\$ 1.447M	\$ 1.621M	\$ 1.802M	\$ 1.485M	\$ 1.432M	\$ 1.359M	\$ 1.606M	\$ 1.952M	\$ 1.759M	\$ 1.673M			\$ 16.137M	\$ 16.638M	\$ 15.735M
PERSONNEL COSTS	\$ 0.103M	\$ 0.106M	\$ 0.103M	\$ 0.159M	\$ 0.106M	\$ 0.105M	\$ 0.108M	\$ 0.113M	\$ 0.103M	\$ 0.145M			\$ 1.151M	\$ 1.127M	\$ 1.144M
CONTRACTED SVC	\$ 0.047M	\$ 0.048M	\$ 0.045M	\$ 0.054M	\$ 0.078M	\$ 0.064M	\$ 0.037M	\$ 0.038M	\$ 0.045M	\$ 0.068M			\$ 0.525M	\$ 0.533M	\$ 0.463M
SUPPLIES	\$ 1.104M	\$ 1.104M	\$ 1.211M	\$ 1.023M	\$ 1.005M	\$ 1.035M	\$ 1.140M	\$ 1.231M	\$ 1.250M	\$ 1.149M			\$ 11.252M	\$ 9.864M	\$ 10.692M
CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -			\$ -	\$ -	\$ -
DEPRECIATION	\$ 0.029M	\$ 0.038M	\$ 0.033M	\$ 0.033M	\$ 0.033M	\$ 0.033M	\$ 0.033M	\$ 0.033M	\$ 0.033M	\$ 0.033M			\$ 0.333M	\$ 0.277M	\$ 0.316M
EXPENSES	\$ 1.283M	\$ 1.295M	\$ 1.393M	\$ 1.269M	\$ 1.224M	\$ 1.238M	\$ 1.318M	\$ 1.415M	\$ 1.431M	\$ 1.395M			\$ 13.261M	\$ 11.802M	\$ 12.617M
FUND TRANSFERS	\$ 0.137M	\$ 0.148M	\$ 0.196M	\$ 0.181M	\$ 0.151M	\$ 0.155M	\$ 0.154M	\$ 0.165M	\$ 0.177M	\$ 0.204M			\$ 1.668M	\$ 2.775M	\$ 1.749M
MARGIN W/O TRANSFERS	\$ 0.164M	\$ 0.326M	\$ 0.409M	\$ 0.216M	\$ 0.208M	\$ 0.121M	\$ 0.288M	\$ 0.537M	\$ 0.328M	\$ 0.278M	\$ -	\$ -	\$ 2.876M	\$ 4.836M	\$ 3.118M
MARGIN W/ TRANSFER	\$ 0.027M	\$ 0.178M	\$ 0.214M	\$ 0.036M	\$ 0.057M	\$ (0.034M)	\$ 0.134M	\$ 0.371M	\$ 0.152M	\$ 0.073M	\$ -	\$ -	\$ 1.207M	\$ 2.061M	\$ 1.369M
PART CONTR/MEAG YES	\$ 0.100M	\$ 0.100M	\$ 0.100M	\$ 0.556M	\$ 0.100M	\$ 0.100M	\$ 0.100M	\$ 0.100M	\$ 0.100M	\$ 0.100M	\$ -	\$ -	\$ 1.456M	\$ 0.200M	\$ 1.133M

* Participant Contribution & Year End Settlement excluded

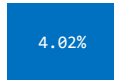
12-MO PURCHASED KWH's



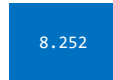
12-MO RETAIL KWH's



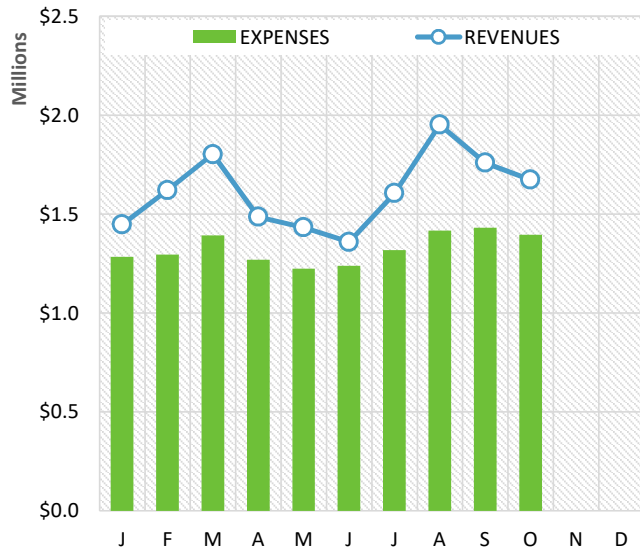
12-MO LINE LOSS



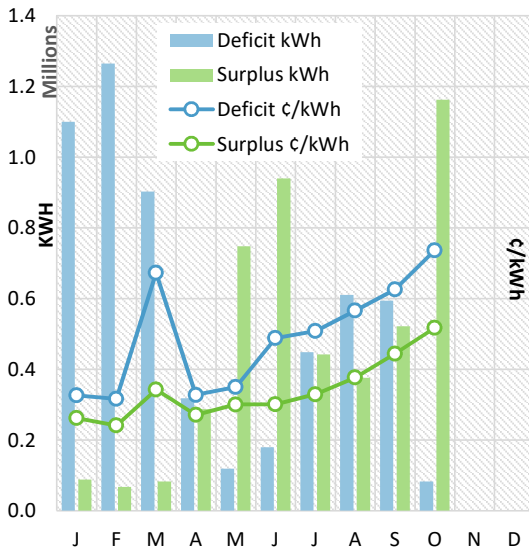
12-MO WHOLESALE \$/kWh



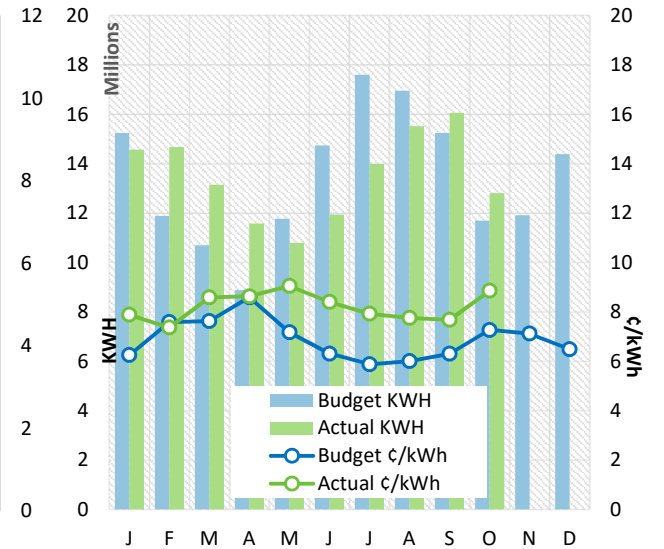
REVENUES vs. EXPENSES



DEFICIT PURCHASES vs. SURPLUS SALES



MEAG BUDGET vs. ACTUAL



RETAIL SALES REPORT

Jan 2021 Feb 2021 Mar 2021 Apr 2021 May 2021 Jun 2021 Jul 2021 Aug 2021 Sep 2021 Oct 2021 Nov 2021 Dec 2021

CUSTOMER COUNT

Residential	5,741	5,781	5,801	5,782	5,799	5,800	5,796	5,809	5,806	5,810
Commercial	855	873	861	863	870	868	875	877	882	884
Industrial	1	1	1	1	1	1	1	1	1	1
City	48	48	49	47	48	48	48	48	48	47
Total	6,645	6,703	6,712	6,693	6,718	6,717	6,720	6,735	6,737	6,742
Year-Over-Year Δ	3.02%	3.68%	3.44%	2.72%	3.27%	2.88%	3.02%	3.19%	2.76%	2.15%

KWH

Residential	6.283M	7.942M	7.451M	5.948M	4.654M	4.342M	5.479M	6.629M	7.290M	6.616M
Commercial	4.374M	5.039M	4.847M	4.424M	4.764M	4.842M	5.608M	5.988M	6.706M	6.456M
Industrial	0.531M	0.666M	0.630M	0.620M	0.664M	0.651M	0.728M	0.710M	0.697M	0.655M
Other	-	-	-	-	-	-	-	-	-	-
City	0.451M	0.530M	0.472M	0.454M	0.411M	0.459M	0.463M	0.480M	0.514M	0.533M
Total	11.639M	14.178M	13.399M	11.446M	10.493M	10.293M	12.277M	13.806M	15.208M	14.261M
Year-Over-Year Δ	-0.98%	15.73%	7.63%	-1.04%	15.68%	8.92%	0.87%	-2.71%	0.72%	3.16%

REVENUE

Residential	\$ 0.689M	\$ 0.846M	\$ 0.800M	\$ 0.657M	\$ 0.604M	\$ 0.562M	\$ 0.717M	\$ 0.875M	\$ 0.967M	\$ 0.873M
Commercial	\$ 0.597M	\$ 0.653M	\$ 0.624M	\$ 0.590M	\$ 0.624M	\$ 0.633M	\$ 0.710M	\$ 0.749M	\$ 0.815M	\$ 0.789M
Industrial	\$ 0.043M	\$ 0.058M	\$ 0.056M	\$ 0.055M	\$ 0.058M	\$ 0.057M	\$ 0.062M	\$ 0.061M	\$ 0.060M	\$ 0.057M
Other	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M
City	\$ 0.043M	\$ 0.051M	\$ 0.045M	\$ 0.043M	\$ 0.039M	\$ 0.044M	\$ 0.044M	\$ 0.046M	\$ 0.049M	\$ 0.051M
Total	\$ 1.372M	\$ 1.609M	\$ 1.525M	\$ 1.346M	\$ 1.325M	\$ 1.296M	\$ 1.533M	\$ 1.731M	\$ 1.892M	\$ 1.770M
Year-Over-Year Δ	-2.45%	15.42%	4.84%	-0.04%	10.59%	-1.00%	-6.43%	-9.17%	-3.68%	3.28%

SALES STATISTICS

[Jan 2021](#)
[Feb 2021](#)
[Mar 2021](#)
[Apr 2021](#)
[May 2021](#)
[Jun 2021](#)
[Jul 2021](#)
[Aug 2021](#)
[Sep 2021](#)
[Oct 2021](#)
[Nov 2021](#)
[Dec 2021](#)

YTD

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AVERAGE KWH/CUSTOMER

Residential	1,094	1,374	1,284	1,029	803	749	945	1,141	1,256	1,139	1,081
Commercial	5,116	5,772	5,630	5,126	5,475	5,578	6,409	6,827	7,603	7,304	6,084
Industrial	531,448	665,501	629,574	620,075	663,822	650,528	727,869	710,237	697,390	654,510	655,095
City	9,402	11,051	9,632	9,656	8,562	9,565	9,636	9,990	10,713	11,349	9,956

AVERAGE \$/CUSTOMER

Residential	\$120	\$146	\$138	\$114	\$104	\$97	\$124	\$151	\$167	\$150	\$131
Commercial	\$698	\$748	\$725	\$684	\$717	\$729	\$812	\$854	\$925	\$892	\$778
Industrial	\$43,203	\$58,232	\$56,021	\$55,474	\$58,007	\$57,237	\$61,719	\$60,698	\$59,956	\$57,469	\$56,802
City	\$900	\$1,058	\$922	\$924	\$819	\$916	\$923	\$957	\$1,026	\$1,086	\$953

AVERAGE \$/KWH

Residential	\$0.1097	\$0.1066	\$0.1073	\$0.1105	\$0.1297	\$0.1295	\$0.1309	\$0.1320	\$0.1327	\$0.1320	\$0.1221
Commercial	\$0.1364	\$0.1297	\$0.1288	\$0.1333	\$0.1309	\$0.1307	\$0.1267	\$0.1251	\$0.1216	\$0.1222	\$0.1285
Industrial	\$0.0813	\$0.0875	\$0.0890	\$0.0895	\$0.0874	\$0.0880	\$0.0848	\$0.0855	\$0.0860	\$0.0878	\$0.0867
City	\$0.0957	\$0.0958	\$0.0957	\$0.0957	\$0.0957	\$0.0957	\$0.0957	\$0.0958	\$0.0958	\$0.0957	\$0.0957

Average	\$0.1058	\$0.1049	\$0.1052	\$0.1073	\$0.1109	\$0.1110	\$0.1095	\$0.1096	\$0.1090	\$0.1094	\$0.1083
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MOST RECENT
12-MONTH

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	
POWER SUPPLY COSTS					
MEAG Project Power	\$ 949,931	\$ 865,553	\$ 8,683,489	\$ 8,186,337	\$ 10,284,220
Transmission	132,773	106,542	1,260,974	1,048,025	1,456,583
Supplemental	(4,666)	68,460	510,287	628,771	567,340
SEPA	53,730	52,446	537,827	553,116	650,725
Other Adjustments	954	988	9,576	9,585	11,552
TOTAL POWER SUPPLY COSTS	\$ 1,132,722	\$ 1,093,989	\$ 11,002,153	\$ 10,425,834	\$ 12,970,421
AS BUDGET	848,707	859,662	9,060,413	9,862,368	10,856,792
% ACTUAL TO BUDGET	133.46%	127.26%	121.43%	105.71%	119.47%

PEAKS & ENERGY

Peaks (KW)

Coincident Peak (CP)	26,620	31,844	34,414	33,613	34,414
Non-Coincident Peak (NCP)	28,739	32,453	34,414	33,833	34,414
CP (BUDGET)	25,872	25,116	31,645	34,512	31,645
NCP (BUDGET)	27,033	26,186	32,723	35,076	32,723

Energy (KWH)

MEAG Energy	12,492,277	10,610,369	118,460,582	105,427,728	138,419,528
Supplemental Purchases (or sales)	(1,061,081)	782,843	2,939,017	8,466,482	1,987,793
SEPA Energy	1,369,121	1,192,532	13,594,191	14,178,693	16,770,636
Total Energy (KWH)	12,800,317	12,585,744	134,993,790	128,072,903	157,177,956
AS BUDGET	11,682,000	11,942,000	134,649,000	139,421,000	160,824,000
% ACTUAL TO BUDGET	109.57%	105.39%	100.26%	91.86%	97.73%

CP Load Factor	66.79%	54.89%	44.78%	43.50%	52.14%
NCP Load Factor	61.86%	53.86%	44.78%	43.21%	52.14%
% Supplemental	7.65%	6.22%	2.18%	6.61%	1.26%

UNIT COSTS (¢/kWh)

Bulk Power	9.0594	8.5950	8.3060	8.3883	8.4926
Supplemental	0.4397	8.7451	17.3625	7.4266	28.5412
SEPA Energy	3.9244	4.3978	3.9563	3.9010	3.8801
MEAG Total	8.8492	8.6923	8.1501	8.1405	8.2521

Note on Supplemental Unit Cost: Unit cost is based on the aggregated hourly energy and the associated market price for which the energy was purchased or sold.

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
SALES REVENUES					
ELECTRIC SALES	\$ 1,767,990	\$ 1,680,325	\$ 15,401,788	\$ 14,984,536	\$ 17,891,677
SALES REVENUES (ACTUAL)	\$ 1,767,990	\$ 1,680,325	\$ 15,401,788	\$ 14,984,536	\$ 17,891,677
AS BUDGET	\$ 1,583,333	\$ 1,583,333	\$ 1,583,333	\$ 1,583,333	Not Applicable
% ACTUAL TO BUDGET	111.66%	106.13%	972.74%	946.39%	Not Applicable

Note on Electric Sales: Detail break-down for individual rate class is shown in *ELECTRIC: RETAIL SALES* section.

OTHER REVENUES

OP REVENUE	34,574	34,016	344,356	339,686	413,321
FEDERAL GRANT	-	-	-	-	-
MISC REVENUE	1,209	(7,137)	392,008	5,567	486,927
CONTRIBUTED CAPITAL	-	-	-	-	-
SALE OF FIXED ASSETS	-	-	-	-	-
GAIN UTILITIES ASSETS	-	-	-	-	-
REIMB DAMAGED PROPERTY	-	-	3,000	-	3,000
CUST ACCT FEES	-	-	-	-	-
OTHER REV	-	-	-	-	-
ADMIN ALLOC	11,444	14,134	106,569	114,002	152,063
INTEREST REVENUES - UTILITY	(142,320)	(17,423)	(111,181)	268,378	(84,213)
STATE GRANTS	-	-	-	-	-
SALE OF RECYCLED MATERIALS	-	-	-	22,837	-
OTHER REVENUES (ACTUAL)	\$ (95,094)	\$ 23,589	\$ 734,752	\$ 750,471	\$ 971,098
AS BUDGET	\$ 80,431	\$ 87,500	\$ 804,306	\$ 875,000	Not Applicable
% ACTUAL TO BUDGET	-118.23%	26.96%	91.35%	85.77%	Not Applicable

TRANSFER

Transfer From CIP	-	-	-	-	-
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TOTAL REVENUES (ACTUAL)	\$ 1,672,896	\$ 1,703,914	\$ 16,136,540	\$ 15,735,007	\$ 18,862,776
AS BUDGET	\$ 1,663,764	\$ 1,670,833	\$ 16,637,639	\$ 16,708,333	Not Applicable
% ACTUAL TO BUDGET	100.55%	101.98%	96.99%	94.17%	Not Applicable

MCT CREDIT	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ 100,000	\$ 100,000	\$ 1,000,000	\$ 700,000	\$ 1,200,000
MEAG REBATE	-	-	456,339	432,748	456,339
MEAG YES/PART CONTR/MCT C	\$ 100,000	\$ 100,000	\$ 1,456,339	\$ 1,132,748	\$ 1,656,339

Note on MEAG Credit/YES/Participant Contribution: excluded from revenues

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	
PERSONNEL					
Compensation	\$ 111,619	\$ 115,570	\$ 834,209	\$ 819,700	\$ 1,015,666
Benefits	33,480	43,313	316,457	324,786	398,554
PERSONNEL (ACTUAL)	\$ 145,099	\$ 158,884	\$ 1,150,666	\$ 1,144,486	\$ 1,414,220
AS BUDGET	\$ 112,623	\$ 109,087	\$ 1,126,234	\$ 1,090,868	Not Applicable
% ACTUAL TO BUDGET	128.84%	145.65%	102.17%	104.92%	Not Applicable
CONTRACTED SERVICES					
Consulting	\$ -	\$ -	\$ 539	\$ 591	\$ 539
Landfill Fees	-	-	-	-	-
Holiday Event	-	-	-	-	-
Maintenance Contracts	562	482	8,395	4,295	8,966
Rents/Leases	188	421	4,097	2,728	25,187
Repairs & Maintenance (Outside)	3,743	163	43,401	26,163	56,615
Landfill Fees	-	-	-	-	-
Other Contract Svcs	-	-	-	-	-
Comm Svcs	1,659	1,380	17,363	17,421	21,147
Postage	-	51	71	138	71
Public Relations	-	-	800	-	800
Mkt Expense	-	-	-	19,696	800
Printing	-	-	-	-	-
Dues & Sub	-	-	-	-	-
Travel	-	416	3,993	576	3,993
Vehicle Tag & Title Fee	-	-	-	74	-
Ga Dept Rev Fee	-	-	900	900	900
Fees	-	-	300	319	300
Training & Ed	-	-	11	1,050	11
Contract Labor	61,954	32,937	445,079	388,774	512,163
Shipping/Freight	-	-	-	368	-
CONTRACTED SERVICES (ACTUAL)	\$ 68,105	\$ 35,850	\$ 524,948	\$ 463,299	\$ 631,490
AS BUDGET	\$ 53,296	\$ 50,357	\$ 532,958	\$ 503,567	Not Applicable
% ACTUAL TO BUDGET	127.79%	71.19%	98.50%	92.00%	Not Applicable

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
SUPPLIES					
Office Supplies	-	284	1,749	1,547	2,216
Furniture <5001	-	-	-	650	-
Postage	-	-	-	-	-
Auto Parts	21	161	2,084	3,189	2,370
Construction Materials	-	717	6,528	23,226	14,433
Damage Claims	-	-	1,439	2,299	1,439
Expendable Fluids	-	-	171	56	211
Safety/Medical Supplies	-	-	-	5,780	-
Tires	-	-	631	6,272	2,651
Uniform Expense	-	4,066	11,712	17,593	11,712
Janitorial	256	193	2,713	2,831	3,353
Computer Equipment	-	-	5,766	-	6,466
R & M Buildings - Inside	-	-	-	-	2,640
Util Costs - Util Fund	618	694	13,006	8,685	14,613
Covid-19 Expenses	-	-	957	2,529	957
Streetlights	-	-	6,536	-	6,536
Auto & Truck Fuel	2,268	2,243	24,777	20,633	30,299
Food	86	123	1,709	1,528	2,553
Sm Tool & Min Equip	665	6,884	22,010	42,501	29,759
Meters	-	-	-	-	-
Lab Supplies	-	-	-	-	-
Sm Oper Supplies	2,091	5,239	41,286	21,463	45,542
Construction Material	-	-	-	-	-
Tires	-	-	-	-	-
Uniform Exp	-	-	-	-	-
Power Costs	1,132,722	1,093,989	10,947,574	10,368,336	13,117,115
Equip Pur (<\$5M)	-	-	-	-	-
Dam Claims	-	-	-	-	-
Misc	-	-	-	-	-
SUPPLIES (ACTUAL)	\$ 1,148,740	\$ 1,123,436	\$ 11,252,394	\$ 10,701,469	\$ 13,757,426
AS BUDGET	\$ 986,383	\$ 1,055,868	\$ 9,863,829	\$ 10,558,683	Not Applicable
% ACTUAL TO BUDGET	116.46%	106.40%	114.08%	101.35%	Not Applicable
CAPITAL OUTLAY					
Construction In Progress	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
Depr Exp	\$ 33,270	\$ 32,610	\$ 332,786	\$ 316,441	\$ 365,395
CAPITAL OUTLAY (ACTUAL)	\$ 33,270	\$ 32,610	\$ 332,786	\$ 316,441	\$ 365,395
AS BUDGET	\$ -	\$ -	\$ -	\$ -	Not Applicable
% ACTUAL TO BUDGET	0.00%	0.00%	0.00%	0.00%	Not Applicable
FUND TRANSFERS					
Admin Alloc - Adm Exp	\$ 83,804	\$ 62,243	\$ 721,135	\$ 828,322	\$ 839,815
Transfer To Gf	120,582	118,372	947,318	920,565	1,138,663
Transfer To Cip	-	-	-	-	-
Transfer - E&R	-	-	-	-	-
FUND TRANSFERS (ACTUAL)	\$ 204,386	\$ 180,616	\$ 1,668,452	\$ 1,748,888	\$ 1,978,478
AS BUDGET	\$ 277,505	\$ 270,566	\$ 2,775,046	\$ 2,705,656	Not Applicable
% ACTUAL TO BUDGET	73.65%	66.75%	60.12%	64.64%	Not Applicable
TOTAL EXPENSES (ACTUAL)	\$ 1,599,599	\$ 1,531,394	\$ 14,929,246	\$ 14,374,583	\$ 18,147,010
AS BUDGET	\$ 1,429,807	\$ 1,485,877	\$ 14,298,068	\$ 14,858,773	Not Applicable
% ACTUAL TO BUDGET	111.88%	103.06%	104.41%	96.74%	Not Applicable

TELECOM: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2021 | FY 2021



COVER	1
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RETAIL SALES & REVENUE	11-13
CHART 3: RETAIL REVENUES	14-16

COMMENTARY & ANALYSIS

The net operating margin after transfers, FY to date was .33%

RECOMMENDATIONS

- *
- *
- *
- *

**MOST RECENT
12-MONTH**

FINANCIALS

Revenues

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
RETAIL SALES	\$ 568,710	\$ 520,432	\$ 5,826,151	\$ 5,128,058	\$ 6,858,036
OTHER REVENUES	27,400	41,685	317,523	390,550	426,447
ADJUSTMENTS	(512)	(13,102)	(23,204)	(125,057)	20,569
Total Revenues	\$ 595,598	\$ 549,014	\$ 6,120,470	\$ 5,393,551	\$ 7,305,052

Expenses

PERSONNEL	\$ 87,366	\$ 95,837	\$ 745,681	\$ 709,553	\$ 902,409
PURCHASED & CONTRACTED SVC	15,779	17,859	178,160	153,595	214,996
PURCHASED PROPERTY SERVICES	2,348	4,648	37,171	46,961	50,543
SUPPLIES	19,890	20,435	261,480	240,960	336,484
COST OF GOODS SOLD	246,149	292,841	2,577,893	2,899,641	3,263,101
DEPR, DEBT SVC & OTHER COSTS	132,876	76,851	1,211,417	975,282	1,417,957
FUND TRANSFERS	119,993	32,127	1,088,420	326,398	1,157,979
Total Combined Expenses	\$ 624,401	\$ 540,598	\$ 6,100,222	\$ 5,352,390	\$ 7,343,469

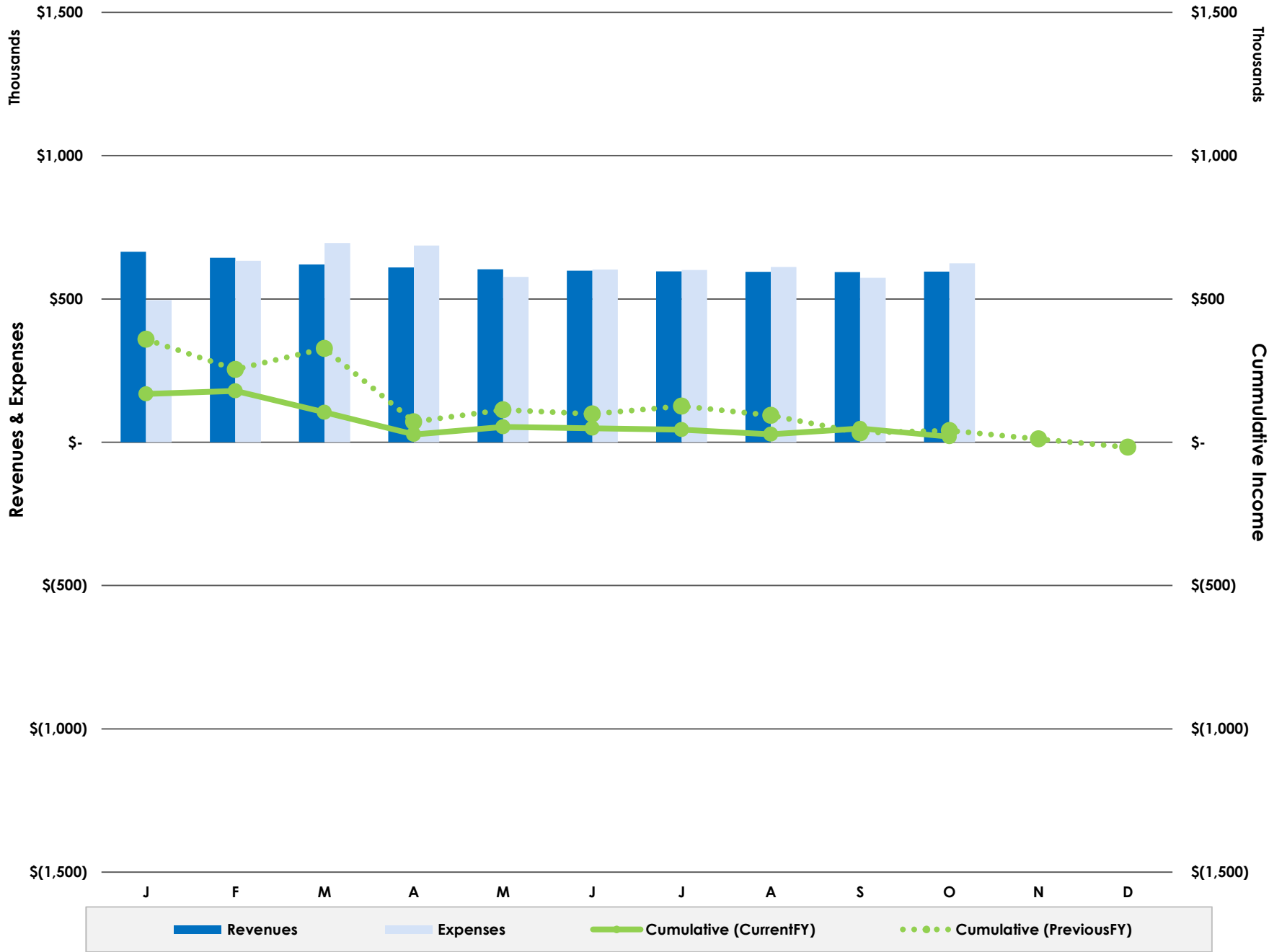
Income

Before Transfer	\$ 91,189	\$ 40,543	\$ 1,108,668	\$ 367,559	\$ 1,119,562
After Transfer	\$ (28,803)	\$ 8,416	\$ 20,248	\$ 41,161	\$ (38,417)

Margin

Before Transfer	15.31%	7.38%	18.11%	6.81%	15.33%
After Transfer	-4.84%	1.53%	0.33%	0.76%	-0.53%

CHART 1
MONTHLY DIRECTOR'S REPORT
REVENUE, EXPENSE & INCOME SUMMARY
FISCAL YEAR 2021



**MOST RECENT
12-MONTH**

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	
RETAIL SALES					
<i>Note on Telecom Sales: Detail break-down for individual rate class is shown in TELECOM: RETAIL SALES section.</i>					
CABLE TELEVISION	\$ 233,670	\$ 215,463	\$ 2,575,365	\$ 2,224,938	\$ 2,994,351
DVR SERVICE	21,392	18,760	218,477	191,474	255,342
FIBER OPTICS	53,345	46,654	506,178	463,835	600,461
INTERNET	226,259	206,734	2,194,746	1,918,040	2,611,203
TELEPHONE	32,400	30,624	313,181	305,482	374,204
SET TOP BOX	1,644	2,197	18,202	24,290	22,474
Total RETAIL SALES (ACTUAL)	\$ 568,710	\$ 520,432	\$ 5,826,151	\$ 5,128,058	\$ 6,858,036
OTHER REVENUES					
CATV INSTALL/UPGRADE	\$ 370	\$ 210	\$ 4,340	\$ 23,190	\$ 5,210
MARKETPLACE ADS	-	-	-	-	-
PHONE FEES	774	791	7,115	6,386	8,591
EQUIPMENT SALES	-	7,731	-	77,254	15,368
MODEM RENTAL	8,038	1,917	80,249	19,281	84,059
VIDEO PRODUCTION REVENUE	-	-	-	-	-
MISCELLANEOUS	6,774	9,007	108,203	73,692	134,235
ADMIN ALLOCATION	11,444	14,134	117,616	114,002	163,110
CONTRIBUTED CAPITAL	-	-	-	-	-
Transfer from CIP	-	-	-	-	-
MISCELLANEOUS	-	7,895	-	76,745	15,874
Total OTHER REVENUES ACTUAL	\$ 27,400	\$ 41,685	\$ 317,523	\$ 390,550	\$ 426,447
Adjustment	\$ (512)	\$ (13,102)	\$ (23,204)	\$ (125,057)	\$ 20,569
<i>Note: Adjustment added to match Financials</i>					
TOTAL REVENUES (ACTUAL)	\$ 595,598	\$ 549,014	\$ 6,120,470	\$ 5,393,551	\$ 7,305,052

**MOST RECENT
12-MONTH**

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	
SUMMARY					
Personnel	\$ 87,366	\$ 95,837	\$ 745,681	\$ 709,553	\$ 902,409
Purchased & Contracted Svc	15,779	17,859	178,160	153,595	214,996
Purchased Property Services	2,348	4,648	37,171	46,961	50,543
Supplies	19,890	20,435	261,480	240,960	336,484
Cost of Goods Sold	246,149	292,841	2,577,893	2,899,641	3,263,101
Depr, Debt Svc & Other Costs	132,876	76,851	1,211,417	975,282	1,417,957
Fund Transfers	119,993	32,127	1,088,420	326,398	1,157,979
TOTAL SUMMARY (ACTUAL)	\$ 624,401	\$ 540,598	\$ 6,100,222	\$ 5,352,390	\$ 7,343,469

TELECOM

Personnel

Salaries	\$ 62,781	\$ 67,014	\$ 480,756	\$ 496,159	\$ 585,133
Benefits	24,585	28,823	264,925	213,394	317,276
Total Personnel (ACTUAL)	\$ 87,366	\$ 95,837	\$ 745,681	\$ 709,553	\$ 902,409

Purchased & Contracted Svc

Attorney Fees	-	-	-	-	-
Audit Services	-	-	-	-	-
Professional Fees	3	-	761	891	761
Web Design	-	-	-	41	-
Consulting - Technical	-	4,500	171	15,750	171
HOLIDAY EVENTS	-	-	-	650	-
Lawn Care & Maintenance	-	-	-	89	-
Security Systems	1,126	-	1,733	387	2,617
Pest Control	-	-	-	-	-
Maintenance	3,441	299	22,055	12,524	23,172
Equipment Rents/Leases	188	376	2,066	2,262	2,441
Pole Equip. Rents/Leases	-	-	2,000	2,000	2,000
Equipment Rental	-	14	118	144	133
CONSULTING - TECHNICAL	-	-	-	-	-
LAWN CARE & MAINTENANCE	-	-	-	59	-
Outside Maintenance	1,139	174	14,727	8,410	18,882
EQUIPMENT RENTS / LEASES	-	-	-	-	-
POLE EQUIPMENT RENTS / LEASES	-	-	2,679	2,726	2,679
MAINTENANCE CONTRACTS	2,139	127	23,515	4,662	28,674
EQUIPMENT RENTAL	-	9	79	96	88
COMMUNICATION SERVICES	1,752	934	19,412	16,646	21,892
INTERNET COSTS	530	530	4,770	3,942	6,360
POSTAGE	-	-	110	-	110
TRAVEL EXPENSE	1,355	-	1,776	-	1,776
DUES/FEES	-	-	9,967	2,475	9,967
VEHICLE TAG & TITLE FEE	-	-	-	-	-
FCC FEES	4,106	5,914	42,668	32,733	55,097
GA DEPT OF REV FEES	-	-	-	-	-
TRAINING & EDUCATION -EMPLOYEE	-	-	126	8,610	141
CONTRACT LABOR	-	4,981	29,348	38,440	37,957
SOFTWARE EXPENSE	-	-	80	-	80
SHIPPING / FREIGHT	-	-	-	56	-
Total Purchased & Contracted Svc (ACTUAL)	\$ 15,779	\$ 17,859	\$ 178,160	\$ 153,595	\$ 214,996

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
Purchased Property Services					
Equipment Rep & Maint -Outside	-	-	-	-	-
Equipment Rental	-	-	-	-	-
Repair & Maintenance (Outside)	-	-	-	-	-
Repair & Maintenance (Inside)	-	-	-	-	-
Maintenance Contracts	-	-	-	-	-
Other Contractual Services	-	-	-	-	-
Communication Services	348	1,162	7,852	12,665	10,615
Postage	-	-	10	-	10
INTERNET COSTS	2,000	-	2,000	-	4,000
Public Relations	-	-	-	260	-
Marketing Expense	-	-	-	-	-
Utility Bill Printing Services	-	-	-	-	-
Dues & Subscriptions	-	-	-	-	-
Fees	-	-	1,166	78	1,166
FCC Fees	-	-	-	-	-
Training & Education	-	-	-	182	-
General Liability Insurance	-	-	-	-	-
Vehicle Tag & Title Fee	-	-	-	-	-
GA Dept Revenue Fee	-	-	200	200	200
Uniform Rental	-	-	-	-	-
Contract Labor	-	3,486	25,943	32,982	34,552
Fines/Late Fee	-	-	-	-	-
Shipping/Freight	-	-	-	594	-
Total Purchased Property Services (ACTUAL)	\$ 2,348	\$ 4,648	\$ 37,171	\$ 46,961	\$ 50,543

TELECOM (Continued)

Supplies

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
Chemicals & Pesticides	\$ -	\$ -	\$ -	\$ -	\$ -
Office Supplies & Expense	-	-	-	619	-
Postage	-	-	-	-	-
Auto Parts	388	359	3,172	4,463	3,007
CONSTRUCTION MATERIALS	-	2,573	3,745	36,897	9,578
Damage Claims	-	-	-	-	-
EXPENDABLE FLUIDS	6	-	60	22	60
Tires	-	-	482	1,777	1,286
Uniform Expense	-	-	4,063	-	4,063
Janitorial Supplies	256	193	2,782	2,117	3,339
Equipment Parts	-	85	8,883	3,354	9,956
R&M Building - Inside	-	-	202	-	202
Equipment R&M - Inside	-	-	-	-	-
System R&M - Inside	4,679	3,338	27,797	35,375	44,073
Sys R&M - Inside/Shipping	-	-	27	-	27
COVID-19 EXPENSES	-	-	957	716	957
Utility Costs	2,992	2,831	28,352	26,057	35,971
Mileage Reimbursement	-	-	-	-	-
Auto & Truck Fuel	990	994	9,535	9,522	11,896
Food	86	123	806	886	939
Small Tools & Minor Equipment	251	450	1,599	5,033	2,200
Small Operating Supplies	511	2,293	13,077	15,410	17,784
Uniform Expense	-	-	-	-	-
Equipment Pur (Less than \$5M)	-	-	-	-	-
OFFICE SUPPLIES & EXPENSES	-	40	1,567	880	1,707
AUTO PARTS	-	-	-	-	-
CONSTRUCTION MATERIALS	-	461	11,992	8,596	22,405
UNIFORM EXPENSE	-	-	-	683	-
JANITORIAL SUPPLIES	-	-	256	149	320
COMPUTER EQUIP NON-CAP	-	-	7,930	3,159	8,424
EQUIPMENT PARTS	-	-	606	1,678	740
REPAIRS & MAINTENANCE	3,469	-	51,162	11,651	58,210
COVID-19 EXPENSES	-	-	957	273	957
UTILITY COSTS	1,830	1,807	16,381	16,488	21,774
AUTO & TRUCK FUEL	990	994	9,535	9,598	11,826
SMALL TOOLS & MINOR EQUIPMENT	908	1,244	3,249	7,430	7,094
SMALL OPERATING SUPPLIES	383	923	30,811	20,738	34,308
CONSTRUCTION IN PROGRESS	-	-	-	-	-
DEPRECIATION EXPENSE	2,150	1,726	21,496	17,258	23,222
EQUIPMENT	-	-	-	-	-
Total Supplies (ACTUAL)	\$ 19,890	\$ 20,435	\$ 261,480	\$ 240,960	\$ 336,484

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
Cost of Goods Sold					
Internet Costs	-	-	-	-	-
Cost of Sales Telephone	-	-	-	-	-
Cost of Sales Fiber	-	-	-	-	-
Cost of Sales Electricity	-	-	-	-	-
Cost of Sales Telephone	16,093	16,019	161,298	164,530	193,466
Cost of Sales CATV	206,873	247,840	2,156,042	2,449,819	2,740,264
Cost of Sales Internet	14,774	19,656	182,233	188,232	225,954
Cost of Sales Internet	-	-	-	-	-
Cost of Sales Fiber	8,409	9,325	78,320	97,060	103,417
Cost of Programming CATV	-	-	-	-	-
Total Cost of Goods Sold (ACTUAL)	\$ 246,149	\$ 292,841	\$ 2,577,893	\$ 2,899,641	\$ 3,263,101

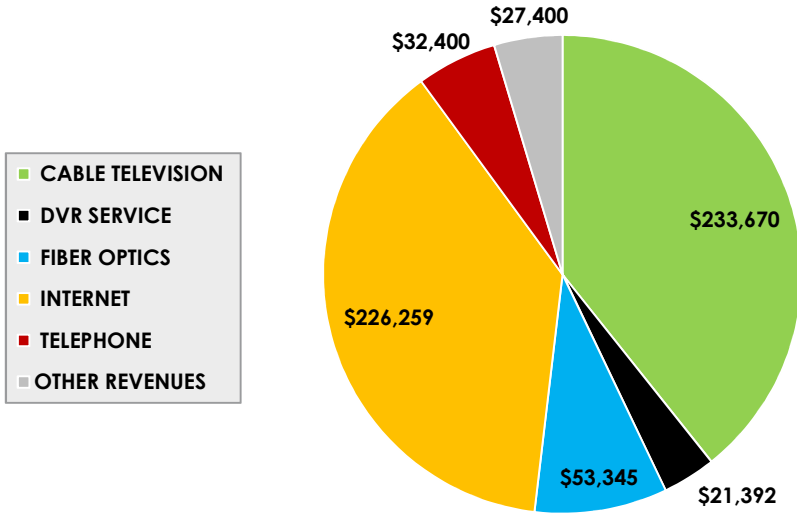
Depr, Debt Svc & Other Costs					
Damage Claims	\$ -	\$ -	\$ -	\$ -	\$ -
Miscellaneous	-	-	-	-	-
Utility Cashiers (Over)/Short	-	-	-	-	-
Utility Internal Admin Allocate	-	-	-	-	-
Depreciation Expense	14,706	14,608	146,624	146,960	161,232
INTEREST EXP - 2020 REV BONDS	43,089	-	430,892	-	504,143
Amortization Exp	-	-	-	-	-
Admin. Allocation - Adm Exp	83,804	62,243	721,135	828,322	839,815
Utility Bad Debt Expense	-	-	-	-	-
Revenue Bond Principal	-	-	-	-	-
Debt Service Interest	-	-	-	-	-
Interest Expenses (Bond)	-	-	-	-	-
Construction in Progress	-	-	-	-	-
Capital Exp-Software	-	-	-	-	-
Capital Exp - Equipment	-	-	-	-	-
Total Depr, Debt Svc & Other Costs (ACTUAL)	\$ 132,876	\$ 76,851	\$ 1,211,417	\$ 975,282	\$ 1,417,957

Fund Transfers					
Transfer 5% to General Fund	16,157	14,796	174,199	156,366	203,592
TRANS OUT UTIL 5% TO GEN FUND	20,032	17,331	193,087	170,032	233,252
ADMIN ALLOC - ADMIN EXPENSES	83,804	-	721,135	-	721,135
Total Fund Transfers (ACTUAL)	\$ 119,993	\$ 32,127	\$ 1,088,420	\$ 326,398	\$ 1,157,979

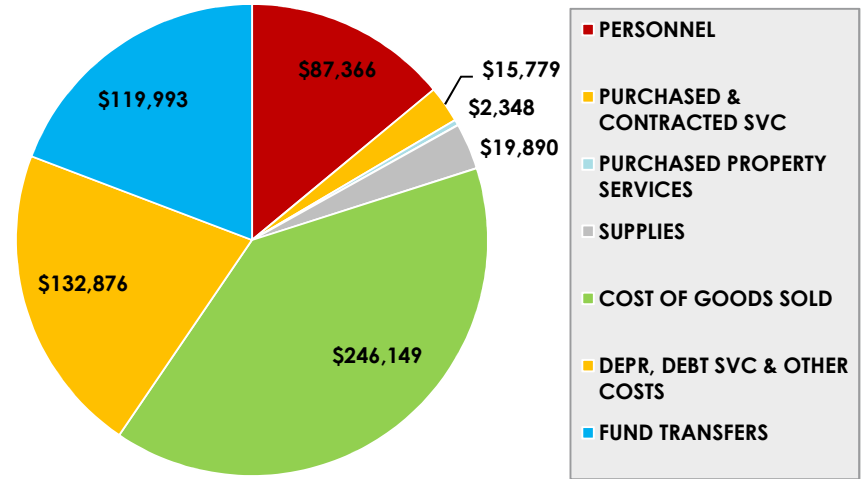
TOTAL TELECOM EXPENSES (ACTUAL)	\$ 624,401	\$ 540,598	\$ 6,100,222	\$ 5,352,390	\$ 7,343,469
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**CHART 5
MONTHLY DIRECTOR'S REPORT
REVENUES & EXPENSES**

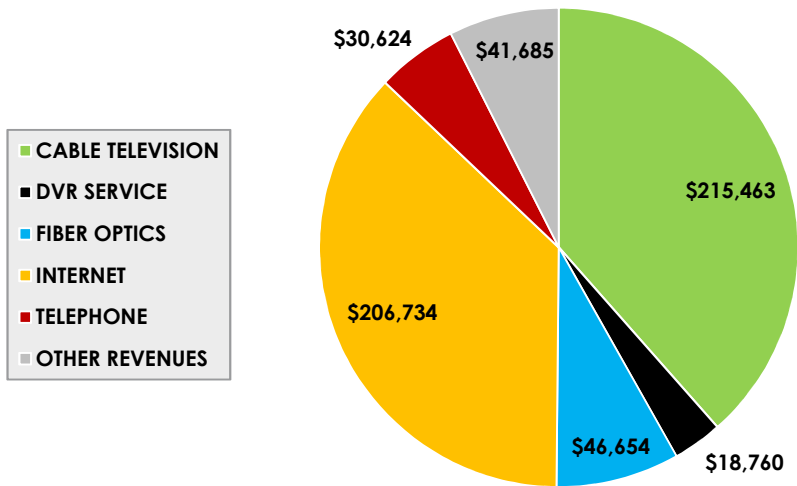
REVENUES [Oct 2021]



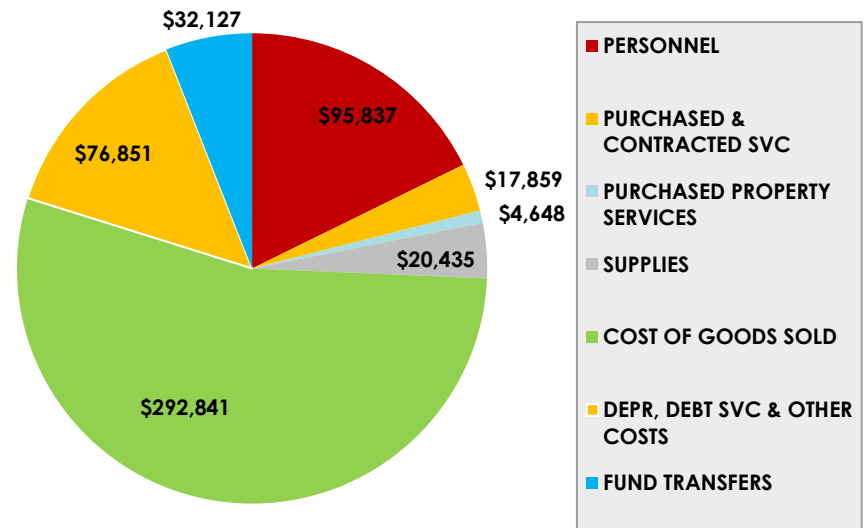
EXPENSES [Oct 2021]



REVENUES [Oct 2020]



EXPENSES [Oct 2020]



	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
BASIC & EXPANDED BASIC					
Number of Bills	1,936	2,730	21,653	28,166	26,984
Revenue (\$)	\$ 219,717	\$ 205,799	\$ 2,445,914	\$ 2,126,102	\$ 2,845,612
Revenue Per Bill (\$)	\$ 113	\$ 75	\$ 113	\$ 75	\$ 105
MINI BASIC					
Number of Bills	291	160	2,621	1,647	2,969
Revenue (\$)	\$ 10,589	\$ 6,088	\$ 93,433	\$ 62,242	\$ 105,781
Revenue Per Bill (\$)	\$ 36	\$ 38	\$ 36	\$ 38	\$ 36
BOSTWICK					
Number of Bills	11	14	112	145	138
Revenue (\$)	\$ 1,265	\$ 1,034	\$ 12,895	\$ 10,920	\$ 14,882
Revenue Per Bill (\$)	\$ 115	\$ 74	\$ 115	\$ 75	\$ 108
BULK CATV/MOTEL					
Number of Bills	4	5	48	50	58
Revenue (\$)	\$ 1,310	\$ 1,550	\$ 14,893	\$ 15,500	\$ 17,993
Revenue Per Bill (\$)	\$ 328	\$ 310	\$ 310	\$ 310	\$ 310
SHOWTIME					
Number of Bills	3	6	32	77	41
Revenue (\$)	\$ 41	\$ 63	\$ 429	\$ 1,083	\$ 550
Revenue Per Bill (\$)	\$ 14	\$ 10	\$ 13	\$ 14	\$ 13
SHOW/HBO					
Number of Bills	6	9	66	86	84
Revenue (\$)	\$ 75	\$ 113	\$ 821	\$ 1,067	\$ 1,025
Revenue Per Bill (\$)	\$ 13	\$ 13	\$ 12	\$ 12	\$ 12
BULK SHOWTIME/MOTEL					
Number of Bills	-	-	-	-	-
Revenue (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
Revenue Per Bill (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
CINEMAX					
Number of Bills	2	2	20	24	24
Revenue (\$)	\$ 29	\$ 29	\$ 293	\$ 346	\$ 352
Revenue Per Bill (\$)	\$ 15	\$ 15	\$ 15	\$ 14	\$ 15

**MOST RECENT
12-MONTH**

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
HBO					
Number of Bills	21	26	227	254	279
Revenue (\$)	\$ 308	\$ 379	\$ 3,281	\$ 3,644	\$ 3,998
Revenue Per Bill (\$)	\$ 15	\$ 15	\$ 14	\$ 14	\$ 14
MAX/HBO					
Number of Bills	6	7	59	62	73
Revenue (\$)	\$ 75	\$ 88	\$ 729	\$ 753	\$ 883
Revenue Per Bill (\$)	\$ 13	\$ 13	\$ 12	\$ 12	\$ 12
PLAYBOY					
Number of Bills	-	-	-	-	-
Revenue (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
Revenue Per Bill (\$)	\$ -	\$ -	\$ -	\$ -	\$ -
STARZ					
Number of Bills	18	22	187	219	231
Revenue (\$)	\$ 261	\$ 320	\$ 2,677	\$ 3,282	\$ 3,277
Revenue Per Bill (\$)	\$ 14	\$ 15	\$ 14	\$ 15	\$ 14
DVR					
Number of Bills	132	149	1,390	1,483	1,688
Revenue (\$)	\$ 15,468	\$ 13,886	\$ 162,185	\$ 140,087	\$ 190,049
Revenue Per Bill (\$)	\$ 117	\$ 93	\$ 117	\$ 94	\$ 113
NON DVR					
Number of Bills	42	44	384	427	460
Revenue (\$)	\$ 4,946	\$ 3,806	\$ 46,042	\$ 41,252	\$ 52,906
Revenue Per Bill (\$)	\$ 118	\$ 86	\$ 120	\$ 97	\$ 115
SET TOP BOX					
Number of Bills	129	181	1,471	1,953	1,827
Revenue (\$)	\$ 1,644	\$ 2,197	\$ 18,202	\$ 24,290	\$ 22,474
Revenue Per Bill (\$)	\$ 13	\$ 12	\$ 12	\$ 12	\$ 12

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
ADD'L DVR BOX					
Number of Bills	49	62	555	561	676
Revenue (\$)	\$ 763	\$ 863	\$ 8,473	\$ 8,042	\$ 10,244
Revenue Per Bill (\$)	\$ 16	\$ 14	\$ 15	\$ 14	\$ 15
ADD'L NON DVR BOX					
Number of Bills	20	18	159	197	190
Revenue (\$)	\$ 215	\$ 205	\$ 1,777	\$ 2,093	\$ 2,143
Revenue Per Bill (\$)	\$ 11	\$ 11	\$ 11	\$ 11	\$ 11
FIBER					
Number of Bills	230	116	1,803	1,113	2,047
Revenue (\$)	\$ 53,345	\$ 46,654	\$ 506,178	\$ 463,835	\$ 600,461
Revenue Per Bill (\$)	\$ 232	\$ 402	\$ 281	\$ 417	\$ 293
INTERNET					
Number of Bills	4,107	4,034	40,936	39,026	49,037
Revenue (\$)	\$ 223,801	\$ 204,067	\$ 2,168,135	\$ 1,889,852	\$ 2,579,174
Revenue Per Bill (\$)	\$ 54	\$ 51	\$ 53	\$ 48	\$ 53
WIRELESS INTERNET					
Number of Bills	35	39	381	423	458
Revenue (\$)	\$ 2,458	\$ 2,668	\$ 26,612	\$ 28,188	\$ 32,030
Revenue Per Bill (\$)	\$ 70	\$ 68	\$ 70	\$ 67	\$ 70
RESIDENTIAL PHONE					
Number of Bills	760	846	7,945	8,461	9,626
Revenue (\$)	\$ 5,618	\$ 10,399	\$ 53,573	\$ 110,548	\$ 74,412
Revenue Per Bill (\$)	\$ 7	\$ 12	\$ 7	\$ 13	\$ 8
COMMERCIAL PHONE					
Number of Bills	279	286	2,827	2,829	3,395
Revenue (\$)	\$ 17,893	\$ 20,225	\$ 186,102	\$ 194,934	\$ 226,286
Revenue Per Bill (\$)	\$ 64	\$ 71	\$ 66	\$ 69	\$ 67
TOTAL REVENUES	\$ 559,820	\$ 520,432	\$ 5,752,645	\$ 5,128,058	\$ 6,784,530

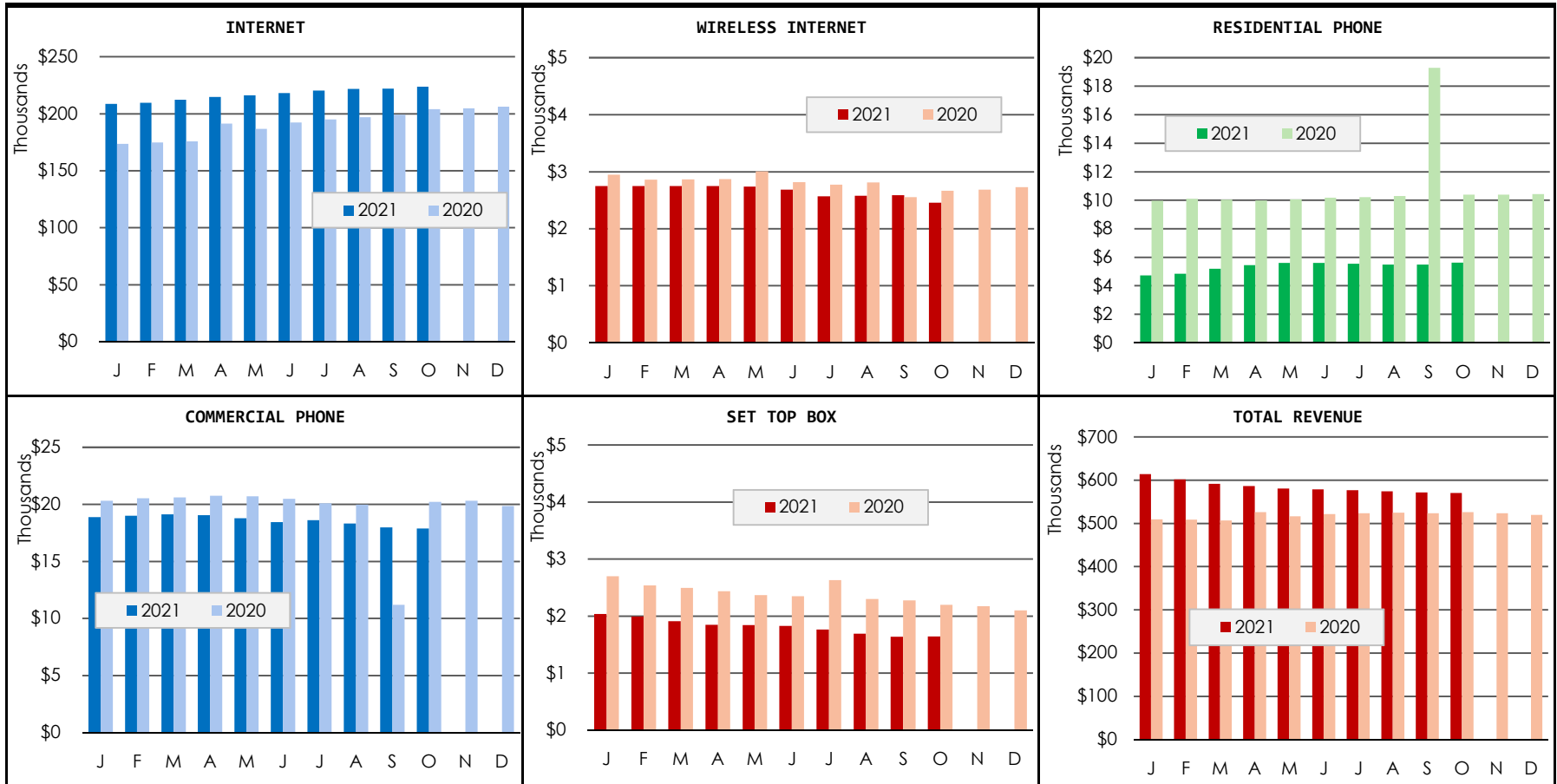
**CHART 7
REVENUES FROM SALES BY CLASS
CURRENT VS. PREVIOUS FISCAL YEAR**



**CHART 7
REVENUES FROM SALES BY CLASS
CURRENT VS. PREVIOUS FISCAL YEAR**



CHART 7
REVENUES FROM SALES BY CLASS
CURRENT VS. PREVIOUS FISCAL YEAR





**WATER, SEWER & GAS
MONTHLY REPORT**

**DECEMBER
2021**

2021 Project List

	<i>Estimated Start Date</i>	<i>Estimated Completion Date</i>	<i>Notes</i>	<i>Progress</i>	<i>Contractor or City</i>
Natural Gas					
Hwy 186 Gas main extension	Jan-21	Dec-21	13,200' of 26,000' installed to date. Line pressure tested & gassed	Started	City
Hwy 83 Good Hope to Chandler Road main extension	Jan-21	Feb-22	Install 10,500' of 4" plastic gas main	Planning Stage	City
Chandler Road to Old Monroe-Madison Rd main extension	Oct-21	Feb-22	Install 15,000' of 4" plastic gas main/will serve 5 chicken houses	Planning Stage	City
Old Monroe-Madison Rd to Morgan County line	Oct-21	Dec-21	Install 23,000' of 4" plastic gas main/will serve 4 chicken houses	Material delivered	City
Poplar Street main install/renewal	Aug-21	Sep-21	Install 2800' of new 2" plastic main and 1500' of 2" steel main renewal (under runway)	Completed	City
Victory Drive Gas Renewal	Jan-21	Jun-21	Replace 1500' of 2" steel with 2" plastic	Planning Stage	Planning
Harris & Lacy Streets Gas Renewal	Apr-21	Aug-21	Replace 2000' of 2" steel with 2" plastic	Planning Stage	Planning
Main extension MAB Development	Mar-21	Apr-21	Install 2"/4" plastic thru MAB development/services installed	Completed	City
Sewer Collection					
Gratis Rd/Birch St/Hwy 78 I & I repairs	Mar-21	Apr-21	Raise 12 manholes along Jacks Creek located in flood area	Completed	City
2018 CDBG	Sep-18	Jun-21	Patching complete / Paving to begin in April 2021	Completed	Contractor
Alcovy River/Hwy 138 Sewer Extension	Jan-21	Dec-21	Gravity sewer installed and completed/waiting on pump station contractor to complete station	Awarded	Contractor
Sewer Treatment Plant					
Jacks Creek Plant Rehab	Sep-21	Sep-22	Work begun/Demo of influent building nearing completion	Awarded	Contractor
Water Distribution					
30" Raw Water Main / 20" Finished Water Main	Jan-21	Jan-22	EPD approval 7/26/21 / GDOT, Georgia Power, Transco permits submitted	Design Near Completion	Contractor
18" water main from plant to MAB Development	Apr-21	Jul-21	Chlorinated and in service	Completed	Contractor
S. Broad St main extension Mears St to John's Supermarket	May-21	Jun-21	Main installed from Mears Street to Walker Street	Crew has started	City
Monroe-Loganville 20" Water Transmission Main/Pump Station	Jul-18	Apr-21	Waiting on JK Duren/Loganville on some control issues	Ongoing	Contractor
Water Treatment Plant					
500,000 gal elevated water tank @ Piedmont Industrial Park	Jul-21	Dec-22	Engineering in process	Design	Engineer
1,000,000 gallon clearwell @ WTP location	Jun-21	Oct-22	Construction of a new 1,000,000 gallon clearwell / crews test drill area 7/13/21	Design	Engineer

2021 CIP Completion

3100' extension of 4" plastic gas main along Unisia Drive (City crews)

Hwy 11 South gas main renewal 3.8 miles of 4" steel replaced with 4" plastic (Contractor)

Water model of the water distribution system - Wiedeman & Singleton

Installed 4000' of 2" gas main in The Fields @ Alcovy Mountain to serve 61 lots (City crews)

Installed 1500' of 10" water main along Piedmont Industrial Parkway (City crews)

Installed 1000' of water main along Jim Daws Spur (City crews)

Installed 2800' of water main along Poplar Street to serve 4 homes and looped to provide pressure improvements (City crews)

Pipeburst 550' of 6" clay sewer main along S. Madison Ave. (City crews)

Pipeburst 400' of 6" clay sewer main along Church Street (City crews)

Installed 3500' of 20" water main along Cedar Ridge Rd (Contractor)

Purchased 2021 Ford F450 service body (Gas Department)

Installed 1750' of 2" plastic gas main on Holly Jones Rd (City crews)

Replace 3000' of bare steel 2" gas main along Carwood Drive (Contractor)

Emergency purchase of pump for Grand Haven subdivision (51,779.87 from Xylem Water Solutions)

Replaced 3000' of 2" gas main with 2" plastic on Southview, Reese, Bolton, Pierce, and Olympian Way (City crews)

Jacks Creek Road gas extension 3500' 2" plastic

Saddle Creek Subdivision Jim Daws Rd/Wall Rd gas extension 3,500' 2" plastic

WATER / WASTEWATER: MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2021 | FY 2021



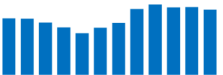
COVER	1
OVERVIEW	2
SALES REPORT	3-4
SALES STATISTICS	5
DETAIL REVENUES	6
DETAIL EXPENSES	7-8

CITY OF MONROE: WATER & SEWER FUND OVERVIEW

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	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Jul 2021	Aug 2021	Sep 2021	Oct 2021	Nov 2021	Dec 2021	FY 2021	AS BUDGET	FY 2020
REVENUES	\$ 0.835M	\$ 0.981M	\$ 1.286M	\$ 0.815M	\$ 0.930M	\$ 0.906M	\$ 1.052M	\$ 1.074M	\$ 1.146M	\$ 1.065M			\$ 10.090M	\$ 11.650M	\$ 9.331M
PERSONNEL COSTS	\$ 0.196M	\$ 0.195M	\$ 0.190M	\$ 0.334M	\$ 0.208M	\$ 0.195M	\$ 0.219M	\$ 0.214M	\$ 0.202M	\$ 0.263M			\$ 2.218M	\$ 2.531M	\$ 1.925M
CONTRACTED SVC	\$ 0.011M	\$ 0.032M	\$ 0.025M	\$ 0.060M	\$ 0.037M	\$ 0.093M	\$ 0.064M	\$ 0.032M	\$ 0.044M	\$ 0.045M			\$ 0.443M	\$ 1.395M	\$ 0.706M
SUPPLIES	\$ 0.079M	\$ 0.138M	\$ 0.158M	\$ 0.123M	\$ 0.135M	\$ 0.185M	\$ 0.164M	\$ 0.199M	\$ 0.175M	\$ 0.171M			\$ 1.525M	\$ 1.916M	\$ 1.365M
CAPITAL OUTLAY	\$ 0.214M	\$ 0.220M	\$ 0.286M	\$ 0.271M	\$ 0.229M	\$ 0.238M	\$ 0.247M	\$ 0.232M	\$ 0.229M	\$ 0.347M			\$ 2.515M	\$ 2.607M	\$ 1.864M
FUND TRANSFERS	\$ 0.048M	\$ 0.045M	\$ 0.045M	\$ 0.044M	\$ 0.044M	\$ 0.048M	\$ 0.050M	\$ 0.057M	\$ 0.056M	\$ 0.056M			\$ 0.493M	\$ 1.559M	\$ 0.461M
DEPRECIATION	\$ 0.092M	\$ 0.092M	\$ 0.092M	\$ 0.088M	\$ 0.092M	\$ 0.091M	\$ 0.092M	\$ 0.092M	\$ 0.092M	\$ 0.168M			\$ 0.989M	\$ -	\$ 0.882M
EXPENSES	\$ 0.639M	\$ 0.722M	\$ 0.796M	\$ 0.920M	\$ 0.745M	\$ 0.851M	\$ 0.836M	\$ 0.826M	\$ 0.798M	\$ 1.049M			\$ 8.183M	\$ 10.009M	\$ 7.203M
MARGIN	\$ 0.195M	\$ 0.259M	\$ 0.489M	\$ (0.106M)	\$ 0.185M	\$ 0.055M	\$ 0.216M	\$ 0.248M	\$ 0.348M	\$ 0.016M			\$ 1.906M	\$ 1.641M	\$ 2.128M

12-MO PROCESSED KGAL



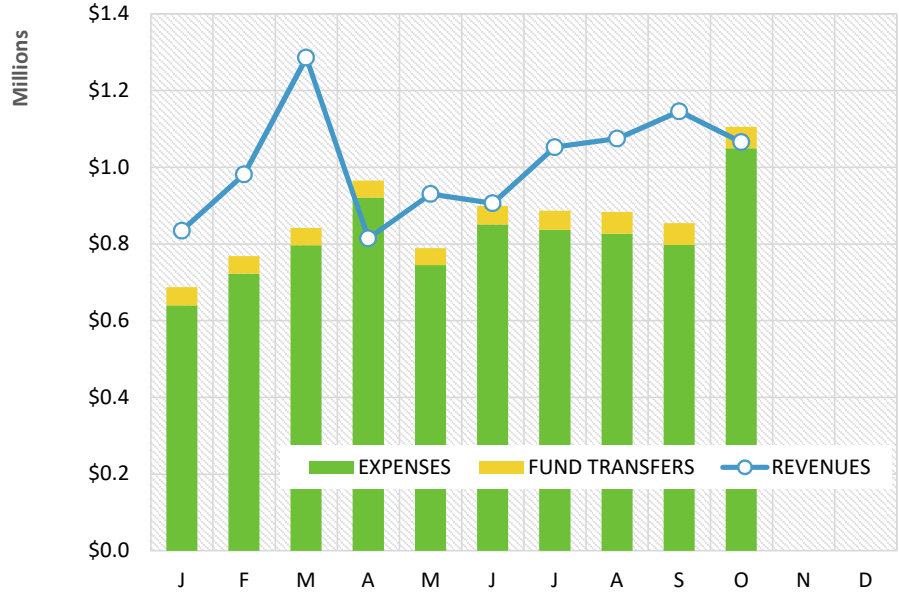
12-MO RETAIL KGAL



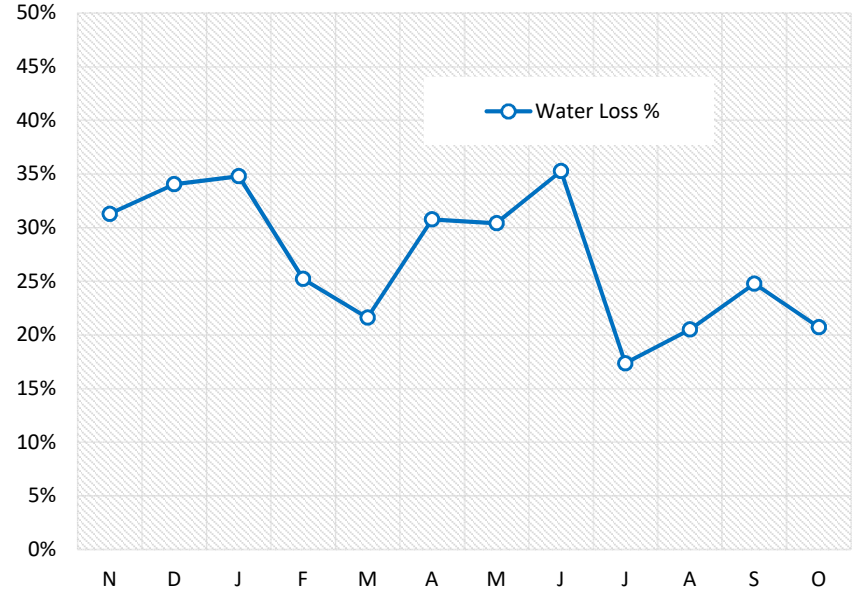
ROLLING 12-MO LINE LOSS

26.95%

REVENUES vs. EXPENSES



MONTHLY WATER PROCESSED VS SOLD



RETAIL SALES REPORT

Jan 2021
Feb 2021
Mar 2021
Apr 2021
May 2021
Jun 2021
Jul 2021
Aug 2021
Sep 2021
Oct 2021
Nov 2021
Dec 2021

CUSTOMER COUNT - WATER

Residential	8,653	8,684	8,740	8,745	8,763	8,802	8,801	8,827	8,832	8,891
Commercial	939	947	939	943	948	958	965	965	964	970
Industrial	1	1	1	1	1	1	1	1	1	1
Water Authority	1	1	1	1	1	1	1	1	1	1
Residential Sprinkler	461	474	482	496	516	527	532	536	534	534
Commercial Sprinkler	83	85	87	84	85	85	85	85	85	85
Total	10,138	10,192	10,250	10,270	10,314	10,374	10,385	10,415	10,417	10,482

YOY Δ	0.40%	0.49%	0.32%	0.05%	0.18%	0.13%	-1.25%	-0.12%	-0.57%	-0.79%
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KGALLONS - WATER

Residential	34,525	35,039	32,670	32,123	34,850	36,901	41,724	41,795	41,839	42,099
Commercial	9,962	10,087	9,595	10,119	12,524	13,408	14,425	16,791	18,205	18,061
Industrial	1,295	2,502	1,584	1,395	1,094	1,659	1,090	1,117	1,193	1,523
Water Authority	-	22	-	15	92	5,257	20,674	12,024	7,095	7,409
Total	45,782	47,650	43,849	43,652	48,560	57,225	77,913	71,727	68,332	69,092

YOY Δ	1.58%	6.64%	-1.00%	0.69%	6.40%	10.47%	44.08%	15.45%	14.63%	21.20%
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REVENUE - WATER

Residential	\$ 0.297M	\$ 0.303M	\$ 0.285M	\$ 0.281M	\$ 0.300M	\$ 0.318M	\$ 0.354M	\$ 0.355M	\$ 0.356M	\$ 0.362M
Commercial	\$ 0.078M	\$ 0.075M	\$ 0.077M	\$ 0.080M	\$ 0.094M	\$ 0.099M	\$ 0.106M	\$ 0.118M	\$ 0.126M	\$ 0.122M
Industrial	\$ 0.005M	\$ 0.010M	\$ 0.007M	\$ 0.006M	\$ 0.005M	\$ 0.007M	\$ 0.005M	\$ 0.005M	\$ 0.005M	\$ 0.006M
Water Authority	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.000M	\$ 0.001M	\$ 0.021M	\$ 0.084M	\$ 0.049M	\$ 0.029M	\$ 0.030M
Total	\$ 0.380M	\$ 0.388M	\$ 0.369M	\$ 0.367M	\$ 0.399M	\$ 0.445M	\$ 0.548M	\$ 0.527M	\$ 0.515M	\$ 0.521M

YOY Δ	2.13%	6.08%	1.94%	2.60%	6.29%	7.64%	25.86%	9.91%	8.05%	16.41%
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RETAIL SALES REPORT

Jan 2021
Feb 2021
Mar 2021
Apr 2021
May 2021
Jun 2021
Jul 2021
Aug 2021
Sep 2021
Oct 2021
Nov 2021
Dec 2021

CUSTOMER COUNT - SEWER

Residential	6,635	6,660	6,707	6,702	6,710	6,737	6,753	6,776	6,779	6,813
Commercial	782	793	783	786	791	793	799	799	805	813
Water Authority	1	1	1	1	1	1	1	1	1	1
Total	7,418	7,454	7,491	7,489	7,502	7,531	7,553	7,576	7,585	7,627
YOY Δ	3.33%	3.40%	3.32%	2.96%	3.13%	3.05%	4.38%	3.45%	3.13%	3.37%

KGALLONS - SEWER

Residential	34,525	35,039	32,670	32,123	34,850	36,901	41,724	41,795	41,839	42,099
Commercial	9,962	10,087	9,595	10,119	12,524	13,408	14,425	16,791	18,205	18,061
Water Authority	-	22	-	15	92	5,257	20,674	12,024	7,095	7,409
Total	44,487	45,148	42,265	42,257	47,466	55,566	76,823	70,610	67,139	67,569
YOY Δ	2.32%	5.02%	-0.23%	1.04%	7.67%	10.38%	46.12%	16.36%	15.00%	20.31%

REVENUE - SEWER

Residential	\$ 0.211M	\$ 0.210M	\$ 0.205M	\$ 0.204M	\$ 0.210M	\$ 0.212M	\$ 0.138M	\$ 0.223M	\$ 0.224M	\$ 0.229M
Commercial	\$ 0.117M	\$ 0.120M	\$ 0.118M	\$ 0.122M	\$ 0.142M	\$ 0.141M	\$ 0.138M	\$ 0.163M	\$ 0.142M	\$ 0.144M
Water Authority	\$ 0.001M	\$ 0.001M	\$ 0.001M	\$ 0.001M	\$ 0.001M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M	\$ 0.002M
Total	\$ 0.328M	\$ 0.331M	\$ 0.324M	\$ 0.327M	\$ 0.353M	\$ 0.354M	\$ 0.278M	\$ 0.388M	\$ 0.369M	\$ 0.376M
YOY Δ	0.37%	1.68%	-1.21%	1.91%	14.47%	12.01%	-17.80%	9.34%	2.92%	4.31%

SALES STATISTICS

Jan 2021 Feb 2021 Mar 2021 Apr 2021 May 2021 Jun 2021 Jul 2021 Aug 2021 Sep 2021 Oct 2021 Nov 2021 Dec 2021 YTD

AVERAGE KGALLONS/CUSTOMER (WATER)

Residential	4	4	4	4	4	4	5	5	5	5	4
Commercial	11	11	10	11	13	14	15	17	19	19	14
Industrial	1,295	2,502	1,584	1,395	1,094	1,659	1,090	1,117	1,193	1,523	1,445
Water Authority	-	22	-	15	92	5,257	20,674	12,024	7,095	7,409	5,259

AVERAGE \$/CUSTOMER (WATER)

Residential	\$34	\$35	\$33	\$32	\$34	\$36	\$40	\$40	\$40	\$41	\$37
Commercial	\$83	\$79	\$82	\$84	\$99	\$103	\$109	\$122	\$130	\$126	\$102
Industrial	\$5,401	\$10,277	\$6,568	\$5,805	\$4,589	\$6,871	\$4,572	\$4,681	\$4,988	\$6,322	\$6,007
Water Authority	\$169	\$258	\$169	\$229	\$540	\$21,407	\$83,692	\$48,746	\$28,833	\$30,101	\$21,414

AVERAGE \$/KGALLON (WATER)

Residential	\$8.5939	\$8.6461	\$8.7351	\$8.7626	\$8.6174	\$8.6127	\$8.4797	\$8.5017	\$8.5082	\$8.5998	\$8.6057
Commercial	\$7.8103	\$7.3874	\$8.0235	\$7.8586	\$7.4857	\$7.3756	\$7.3201	\$7.0326	\$6.8962	\$6.7684	\$7.3958
Industrial	\$4.1703	\$4.1074	\$4.1465	\$4.1610	\$4.1943	\$4.1417	\$4.1948	\$4.1911	\$4.1815	\$4.1508	\$4.1639
Water Authority		\$11.7105		\$15.2900	\$5.8742	\$4.0721		\$4.0540	\$4.0638	\$4.0628	\$7.0182
Average	\$6.8582	\$7.9628	\$6.9684	\$9.0180	\$6.5429	\$6.0505	\$6.6649	\$5.9448	\$5.9124	\$5.8954	\$6.7818

AVERAGE KGALLONS/CUSTOMER (SEWER)

Residential	5	5	5	5	5	5	6	6	6	6	6
Commercial	13	13	12	13	16	17	18	21	23	22	17
Water Authority	-	22	-	15	92	5,257	20,674	12,024	7,095	7,409	5,259

AVERAGE \$/CUSTOMER (SEWER)

Residential	\$32	\$32	\$31	\$30	\$31	\$31	\$20	\$33	\$33	\$34	\$31
Commercial	\$149	\$151	\$150	\$155	\$180	\$178	\$173	\$204	\$177	\$177	\$169
Water Authority	\$1,247	\$1,380	\$1,333	\$1,237	\$1,210	\$1,604	\$1,626	\$1,706	\$2,159	\$1,913	\$1,541

AVERAGE \$/KGALLON (SEWER)

Residential	\$6.0971	\$5.9879	\$6.2885	\$6.3392	\$6.0164	\$5.7406	\$3.3098	\$5.3381	\$5.3571	\$5.4511	\$5.5926
Commercial	\$11.7091	\$11.8748	\$12.2610	\$12.0612	\$11.3684	\$10.5134	\$9.5737	\$9.7094	\$7.8237	\$7.9827	\$10.4877
Water Authority		\$62.7486		\$82.4373		\$0.3052		\$0.1418	\$0.3042	\$0.2583	\$24.3659
Average	\$8.9031	\$26.8705	\$9.2747	\$33.6126	\$8.6924	\$5.5197	\$6.4417	\$5.0631	\$4.4950	\$4.5640	\$11.3437

**MOST RECENT
12-MONTH**

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	
SALES REVENUES					
WATER SALES	\$ 513,647	\$ 437,283	\$ 4,408,673	\$ 4,042,421	\$ 5,232,769
SEWER SALES	\$ 367,702	\$ 348,302	\$ 3,463,207	\$ 3,293,884	\$ 4,144,451
SALES REVENUES (ACTUAL)	\$ 881,350	\$ 785,586	\$ 7,871,880	\$ 7,336,306	\$ 9,377,220
AS BUDGET	\$ 811,667	\$ 758,333	\$ 8,116,667	\$ 7,583,333	Not Applicable
% ACTUAL TO BUDGET	108.59%	103.59%	96.98%	96.74%	Not Applicable

OTHER REVENUES

WATER

OP REVENUE	\$ 182	\$ 152	\$ 1,833	\$ 1,340	\$ 233
MISC REVENUE	\$ 5,664	\$ 6,801	\$ 61,379	\$ 56,907	\$ 6,105
SALE OF FIXED ASSETS	\$ -	\$ -	\$ -	\$ -	\$ -
TAP FEES	\$ 65,700	\$ 48,650	\$ 695,825	\$ 556,042	\$ 16,150
REIMB DAMAGE PROP	\$ -	\$ -	\$ 1,533	\$ -	\$ -
OTHER REV	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC WATER	\$ 11,444	\$ 14,134	\$ 106,569	\$ 114,002	\$ 12,424
INT/INVEST INCOME	\$ -	\$ -	\$ -	\$ -	\$ -
STATE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -
FEDERAL GRANT	\$ -	\$ -	\$ -	\$ -	\$ -
TRANSFER FROM CIP_WATER	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER REVENUES (WATER)	\$ 82,990	\$ 69,737	\$ 867,138	\$ 728,291	\$ 34,912

SEWER

OP REVENUE	\$ 26,688	\$ 22,150	\$ 272,655	\$ 185,593	\$ 21,605
FEDERAL GRANT	\$ -	\$ -	\$ -	\$ -	\$ -
MISC REVENUE	\$ -	\$ -	\$ 74	\$ 17,203	\$ (79)
TAP FEES	\$ 63,000	\$ 45,000	\$ 971,250	\$ 944,464	\$ 7,000
SALE OF ASSETS - SEWAGE	\$ -	\$ -	\$ -	\$ -	\$ -
CUST ACCT FEES	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER REV	\$ -	\$ -	\$ -	\$ -	\$ -
FEDERAL GRANT CDBG 2018	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC SEW COLLECT	\$ -	\$ -	\$ -	\$ -	\$ -
OTHER - UTILITY	\$ -	\$ -	\$ -	\$ 5,220	\$ -
INT/INVEST INCOME	\$ -	\$ -	\$ -	\$ -	\$ -
STATE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -
TRANSFER FROM CIP_SEWER	\$ -	\$ -	\$ -	\$ -	\$ -
ADMIN ALLOC SEWAGE	\$ 11,444	\$ 14,134	\$ 106,569	\$ 114,002	\$ 12,424
OTHER REVENUES (SEWER)	\$ 101,131	\$ 81,284	\$ 1,350,547	\$ 1,266,482	\$ 40,950

OTHER REVENUES (TOTAL)	\$ 184,121	\$ 151,021	\$ 2,217,686	\$ 1,994,773	\$ 75,862
AS BUDGET	\$ 148,798	\$ 126,768	\$ 1,487,981	\$ 1,267,675	Not Applicable
% ACTUAL TO BUDGET	123.74%	119.13%	149.04%	157.36%	Not Applicable

TOTAL REVENUES (ACTUAL)	\$ 1,065,470	\$ 936,607	\$ 10,089,566	\$ 9,331,079	\$ 9,453,083
AS BUDGET	\$ 960,465	\$ 885,101	\$ 9,604,647	\$ 8,851,008	Not Applicable
% ACTUAL TO BUDGET	110.93%	105.82%	105.05%	105.42%	Not Applicable

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	12-MONTH
PERSONNEL	\$ 262,880	\$ 266,379	\$ 2,217,569	\$ 1,924,740	\$ 2,586,912
CONTRACTED SERVICES	\$ 44,522	\$ 44,728	\$ 443,082	\$ 706,019	\$ 582,141
SUPPLIES	\$ 170,963	\$ 134,615	\$ 1,525,497	\$ 1,366,426	\$ 1,879,200
CAPITAL OUTLAY	\$ 270,620	\$ 148,577	\$ 2,438,526	\$ 1,863,565	\$ 3,561,228
FUND TRANSFERS	\$ 55,578	\$ 51,149	\$ 493,276	\$ 461,023	\$ 599,095
DEPRECIATION	\$ 244,622	\$ 84,659	\$ 1,065,467	\$ 882,476	\$ 1,154,709
TOTAL	\$ 1,049,186	\$ 730,106	\$ 8,183,418	\$ 7,204,250	\$ 10,363,284

WATER

WATER TREATMENT PLANT

PERSONNEL					
Compensation	\$ 51,891	\$ 39,506	\$ 369,741	\$ 253,294	\$ 434,220
PERSONNEL (ACTUAL)	\$ 71,019	\$ 58,504	\$ 551,230	\$ 404,678	\$ 650,744
AS BUDGET	\$ 53,887	\$ 48,774	\$ 538,874	\$ 487,735	Not Applicable
% ACTUAL TO BUDGET	131.79%	119.95%	102.29%	82.97%	Not Applicable
CONTRACTED SERVICES					
CONTRACTED SERVICES (ACTUAL)	\$ 12,112	\$ 20,888	\$ 105,848	\$ 144,772	\$ 153,160
AS BUDGET	\$ 23,763	\$ 24,693	\$ 237,625	\$ 246,933	Not Applicable
% ACTUAL TO BUDGET	50.97%	84.59%	44.54%	58.63%	Not Applicable
SUPPLIES					
SUPPLIES (ACTUAL)	\$ 84,893	\$ 56,948	\$ 586,168	\$ 482,058	\$ 706,446
AS BUDGET	\$ 57,921	\$ 52,138	\$ 579,208	\$ 521,375	Not Applicable
% ACTUAL TO BUDGET	146.57%	109.23%	101.20%	92.46%	Not Applicable
CAPITAL OUTLAY					
Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
CAPITAL OUTLAY (ACTUAL)	\$ 184,151	\$ 74,533	\$ 1,707,775	\$ 934,339	\$ 2,695,518
AS BUDGET	\$ 85,194	\$ 78,614	\$ 851,941	\$ 786,137	Not Applicable
% ACTUAL TO BUDGET	216.15%	94.81%	200.46%	118.85%	Not Applicable
DEPRECIATION					
DEPRECIATION (ACTUAL)	\$ 89,114	\$ 82,476	\$ 893,214	\$ 867,716	\$ 980,273
AS BUDGET	\$ 89,114	\$ 82,476	\$ 893,214	\$ 867,716	\$ 980,273
% ACTUAL TO BUDGET	100.00%	100.00%	100.00%	100.00%	100.00%
FUND TRANSFERS					
FUND TRANSFERS (ACTUAL)	\$ 31,850	\$ 29,109	\$ 272,388	\$ 251,236	\$ 330,518
AS BUDGET	\$ 70,832	\$ 66,360	\$ 708,319	\$ 663,604	Not Applicable
% ACTUAL TO BUDGET	44.97%	43.87%	38.46%	37.86%	Not Applicable

WATER DISTRIBUTION SYSTEM

PERSONNEL					
PERSONNEL (ACTUAL)	\$ 69,918	\$ 68,400	\$ 669,480	\$ 495,625	\$ 705,861
AS BUDGET	\$ 63,678	\$ 50,449	\$ 636,778	\$ 504,492	Not Applicable
% ACTUAL TO BUDGET	109.80%	135.58%	105.14%	98.24%	Not Applicable
CONTRACTED SERVICES					
CONTRACTED SERVICES (ACTUAL)	\$ 5,214	\$ 2,931	\$ 75,948	\$ 65,134	\$ 88,093
AS BUDGET	\$ 15,629	\$ 14,879	\$ 156,292	\$ 148,792	Not Applicable
% ACTUAL TO BUDGET	33.36%	19.70%	48.59%	43.77%	Not Applicable
SUPPLIES					
SUPPLIES (ACTUAL)	\$ 27,249	\$ 21,619	\$ 312,603	\$ 254,439	\$ 395,246
AS BUDGET	\$ 24,604	\$ 23,342	\$ 246,042	\$ 233,417	Not Applicable
% ACTUAL TO BUDGET	110.75%	92.62%	127.05%	109.01%	Not Applicable
CAPITAL OUTLAY					
CAPITAL OUTLAY (ACTUAL)	\$ -	\$ -	\$ -	\$ -	\$ -
AS BUDGET	\$ -	\$ -	\$ -	\$ -	Not Applicable
% ACTUAL TO BUDGET	0.00%	0.00%	0.00%	0.00%	Not Applicable
TOTAL WATER EXPENSES (ACTUAL)	\$ 575,521	\$ 415,409	\$ 5,174,655	\$ 3,899,996	\$ 6,705,852
AS BUDGET	\$ 395,508	\$ 359,248	\$ 3,955,079	\$ 3,592,485	Not Applicable
% ACTUAL TO BUDGET	145.51%	115.63%	130.84%	108.56%	Not Applicable

Oct 2021 Oct 2020 FY2021 YTD FY2020 YTD 12-MONTH

WASTEWATER

STORMWATER

PERSONNEL

PERSONNEL (ACTUAL)	\$ 24,470	\$ 36,349	\$ 186,487	\$ 263,015	\$ 260,948
AS BUDGET	\$ 15,550	\$ 30,591	\$ 155,504	\$ 305,913	Not Applicable
% ACTUAL TO BUDGET	157.36%	118.82%	119.92%	85.98%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ 642	\$ 1,663	\$ 8,857	\$ 37,628	\$ 17,520
AS BUDGET	\$ 8,001	\$ 8,446	\$ 80,008	\$ 84,458	Not Applicable
% ACTUAL TO BUDGET	8.03%	19.69%	11.07%	44.55%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 5,144	\$ 5,730	\$ 32,744	\$ 31,574	\$ 42,224
AS BUDGET	\$ 57,921	\$ 52,138	\$ 579,208	\$ 521,375	Not Applicable
% ACTUAL TO BUDGET	8.88%	10.99%	5.65%	6.06%	Not Applicable

CAPITAL OUTLAY

Capital Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -
CAPITAL OUTLAY (ACTUAL)	\$ 86,469	\$ 74,043	\$ 730,751	\$ 929,226	\$ 865,717
AS BUDGET	\$ 132,086	\$ 124,431	\$ 1,320,862	\$ 1,244,309	Not Applicable
% ACTUAL TO BUDGET	65.46%	59.51%	55.32%	74.68%	Not Applicable

Depreciation Expense [Stormwater]	\$ 2,835	\$ 2,183	\$ 19,580	\$ 14,760	\$ 21,763
Depreciation Expense [Sewage]	\$ 76,336	\$ -	\$ 76,336	\$ -	\$ 76,336

DEPRECIATION

DEPRECIATION (ACTUAL)	\$ 79,172	\$ 2,183	\$ 95,917	\$ 14,760	\$ 98,100
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SEWAGE

FUND TRANSFERS

FUND TRANSFERS (ACTUAL)	\$ 23,728	\$ 22,039	\$ 220,888	\$ 209,788	\$ 268,577
AS BUDGET	\$ 59,125	\$ 52,800	\$ 591,250	\$ 528,000	Not Applicable
% ACTUAL TO BUDGET	40.13%	41.74%	37.36%	39.73%	Not Applicable

DEPRECIATION	\$ 76,336	\$ -	\$ 76,336	\$ -	\$ 76,336
DEPRECIATION (ACTUAL)	\$ 76,336	\$ -	\$ 76,336	\$ -	\$ 76,336

SEWAGE COLLECTION

PERSONNEL

PERSONNEL (ACTUAL)	\$ 51,366	\$ 48,261	\$ 390,484	\$ 360,709	\$ 466,711
AS BUDGET	\$ 39,237	\$ 42,418	\$ 392,374	\$ 424,178	Not Applicable
% ACTUAL TO BUDGET	130.91%	113.77%	99.52%	85.04%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ 6,567	\$ 3,184	\$ 61,869	\$ 62,714	\$ 76,823
AS BUDGET	\$ 8,313	\$ 8,040	\$ 83,125	\$ 80,396	Not Applicable
% ACTUAL TO BUDGET	79.00%	39.61%	74.43%	78.01%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 6,407	\$ 4,128	\$ 85,411	\$ 87,968	\$ 103,100
AS BUDGET	\$ 10,179	\$ 9,904	\$ 101,792	\$ 99,042	Not Applicable
% ACTUAL TO BUDGET	62.94%	41.68%	83.91%	88.82%	Not Applicable

SEWAGE TREATMENT

PERSONNEL

PERSONNEL (ACTUAL)	\$ 46,107	\$ 54,865	\$ 419,887	\$ 400,713	\$ 502,648
AS BUDGET	\$ 38,559	\$ 37,113	\$ 385,587	\$ 371,134	Not Applicable
% ACTUAL TO BUDGET	119.58%	147.83%	108.90%	107.97%	Not Applicable

CONTRACTED SERVICES

CONTRACTED SERVICES (ACTUAL)	\$ 19,988	\$ 16,061	\$ 190,560	\$ 395,771	\$ 246,545
AS BUDGET	\$ 60,517	\$ 55,138	\$ 605,167	\$ 551,375	Not Applicable
% ACTUAL TO BUDGET	33.03%	29.13%	31.49%	71.78%	Not Applicable

SUPPLIES

SUPPLIES (ACTUAL)	\$ 47,270	\$ 46,190	\$ 508,572	\$ 510,387	\$ 632,184
AS BUDGET	\$ 58,604	\$ 54,530	\$ 586,042	\$ 545,303	Not Applicable
% ACTUAL TO BUDGET	80.66%	84.71%	86.78%	93.60%	Not Applicable

TOTAL EXPENSES (ACTUAL)	\$ 473,665	\$ 314,697	\$ 3,008,763	\$ 3,304,254	\$ 3,657,433
AS BUDGET	\$ 488,092	\$ 475,548	\$ 4,880,918	\$ 4,755,482	Not Applicable
% ACTUAL TO BUDGET	97.04%	66.18%	61.64%	69.48%	Not Applicable

NATURAL GAS MONTHLY DIRECTOR'S REPORT

REPORTING PERIOD: 10/2021 | FY 2021



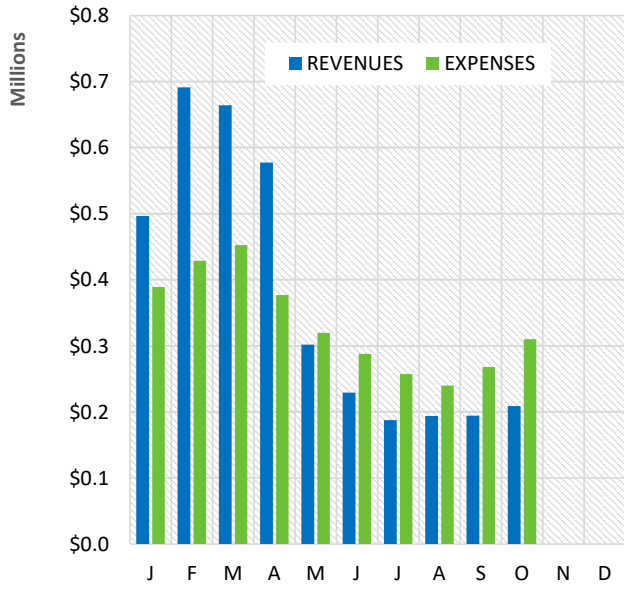
COVER	1
OVERVIEW	2
SALES REPORT	3
SALES STATISTICS	4
POWER SUPPLY	5
DETAIL REVENUES	6
DETAIL EXPENSES	7-9

CITY OF MONROE: NATURAL GAS FUND OVERVIEW

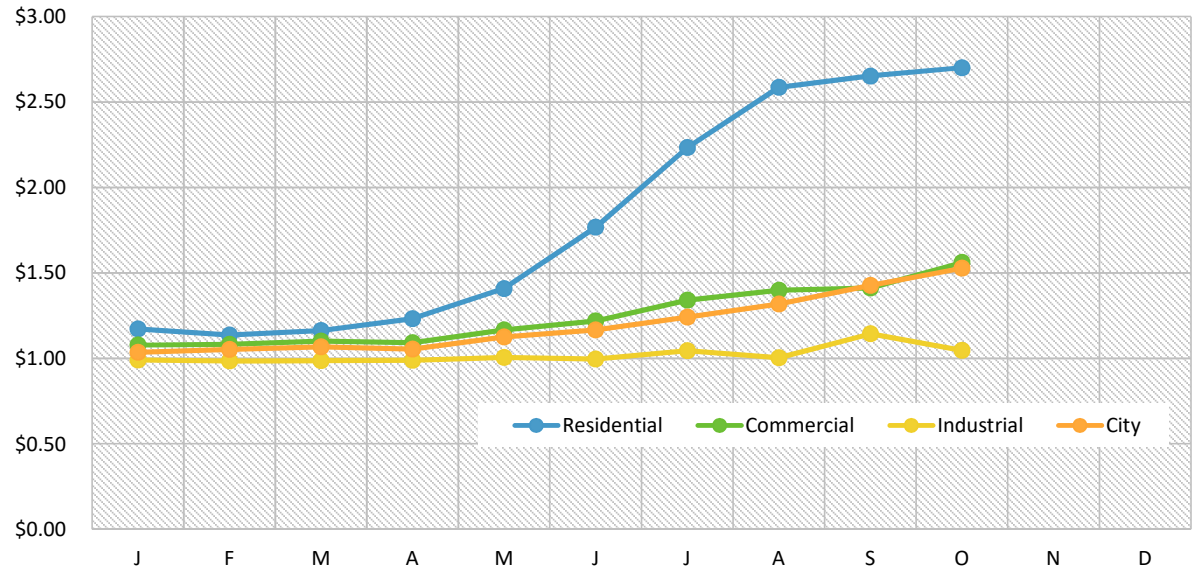
	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Jul 2021	Aug 2021	Sep 2021	Oct 2021	Nov 2021	Dec 2021	FY 2021	AS BUDGET	FY 2020
REVENUES	\$ 0.496M	\$ 0.691M	\$ 0.664M	\$ 0.578M	\$ 0.302M	\$ 0.229M	\$ 0.188M	\$ 0.194M	\$ 0.194M	\$ 0.209M			\$ 3.744M	\$ 3.394M	\$ 3.166M
PERSONNEL COSTS	\$ 0.048M	\$ 0.046M	\$ 0.047M	\$ 0.066M	\$ 0.057M	\$ 0.044M	\$ 0.059M	\$ 0.048M	\$ 0.055M	\$ 0.074M			\$ 0.544M	\$ 0.553M	\$ 0.200M
CONTRACTED SVC	\$ 0.007M	\$ 0.015M	\$ 0.025M	\$ 0.012M	\$ 0.020M	\$ 0.030M	\$ (0.000M)	\$ 0.004M	\$ 0.008M	\$ 0.015M			\$ 0.136M	\$ 0.196M	\$ 0.127M
SUPPLIES	\$ 0.238M	\$ 0.257M	\$ 0.224M	\$ 0.150M	\$ 0.128M	\$ 0.103M	\$ 0.091M	\$ 0.088M	\$ 0.107M	\$ 0.104M			\$ 1.489M	\$ 1.365M	\$ 1.168M
CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -			\$ -	\$ -	\$ -
FUND TRANSFERS	\$ 0.096M	\$ 0.111M	\$ 0.157M	\$ 0.149M	\$ 0.115M	\$ 0.110M	\$ 0.108M	\$ 0.100M	\$ 0.098M	\$ 0.117M			\$ 1.160M	\$ 1.218M	\$ 1.184M
EXPENSES	\$ 0.389M	\$ 0.429M	\$ 0.452M	\$ 0.377M	\$ 0.320M	\$ 0.288M	\$ 0.257M	\$ 0.240M	\$ 0.268M	\$ 0.310M			\$ 3.329M	\$ 3.331M	\$ 2.680M
MARGIN	\$ 0.108M	\$ 0.262M	\$ 0.212M	\$ 0.201M	\$ (0.018M)	\$ (0.059M)	\$ (0.070M)	\$ (0.046M)	\$ (0.074M)	\$ (0.101M)			\$ 0.415M	\$ 0.062M	\$ 0.486M



REVENUES vs. EXPENSES



AVERAGE \$/CCF



RETAIL SALES REPORT

Jan 2021
Feb 2021
Mar 2021
Apr 2021
May 2021
Jun 2021
Jul 2021
Aug 2021
Sep 2021
Oct 2021
Nov 2021
Dec 2021

107

CUSTOMER COUNT

Residential	3,437	3,451	3,472	3,478	3,489	3,493	3,503	3,523	3,535	3,544
Commercial	555	556	554	559	563	565	568	570	572	575
Industrial	6	7	7	7	7	7	7	8	7	7
City	21	21	21	21	21	20	20	20	20	20
Total	4,021	4,037	4,056	4,067	4,082	4,087	4,100	4,123	4,136	4,148
Year-Over-Year Δ	3.39%	3.51%	3.36%	3.59%	4.37%	4.13%	4.19%	4.59%	4.60%	4.40%

CCF

Residential	0.248M	0.337M	0.321M	0.199M	0.108M	0.058M	0.036M	0.029M	0.029M	0.030M
Commercial	0.140M	0.215M	0.189M	0.139M	0.093M	0.069M	0.052M	0.051M	0.054M	0.055M
Industrial	0.012M	0.024M	0.022M	0.017M	0.005M	0.009M	0.002M	0.006M	0.001M	0.002M
City	0.012M	0.018M	0.016M	0.009M	0.005M	0.004M	0.003M	0.003M	0.002M	0.002M
Total	0.430M	0.606M	0.565M	0.383M	0.229M	0.154M	0.108M	0.101M	0.101M	0.101M
Year-Over-Year Δ	1.98%	36.37%	19.41%	18.81%	39.43%	11.71%	0.96%	13.10%	14.36%	-5.40%

REVENUE

Residential	\$ 0.291M	\$ 0.383M	\$ 0.373M	\$ 0.245M	\$ 0.152M	\$ 0.102M	\$ 0.081M	\$ 0.075M	\$ 0.076M	\$ 0.080M
Commercial	\$ 0.151M	\$ 0.233M	\$ 0.208M	\$ 0.152M	\$ 0.109M	\$ 0.083M	\$ 0.070M	\$ 0.071M	\$ 0.076M	\$ 0.085M
Industrial	\$ 0.012M	\$ 0.023M	\$ 0.021M	\$ 0.017M	\$ 0.005M	\$ 0.009M	\$ 0.002M	\$ 0.006M	\$ 0.001M	\$ 0.002M
Other	\$ 0.016M	\$ 0.012M	\$ 0.016M	\$ 0.016M	\$ 0.016M	\$ 0.015M	\$ 0.015M	\$ 0.014M	\$ 0.017M	\$ 0.016M
City	\$ 0.012M	\$ 0.019M	\$ 0.017M	\$ 0.010M	\$ 0.006M	\$ 0.004M	\$ 0.004M	\$ 0.004M	\$ 0.003M	\$ 0.004M
Total	\$ 0.482M	\$ 0.670M	\$ 0.635M	\$ 0.441M	\$ 0.289M	\$ 0.213M	\$ 0.172M	\$ 0.169M	\$ 0.172M	\$ 0.187M
Year-Over-Year Δ	6.11%	44.53%	31.29%	29.07%	42.69%	19.97%	17.49%	26.55%	24.92%	21.80%

SALES STATISTICS

[Jan 2021](#)
[Feb 2021](#)
[Mar 2021](#)
[Apr 2021](#)
[May 2021](#)
[Jun 2021](#)
[Jul 2021](#)
[Aug 2021](#)
[Sep 2021](#)
[Oct 2021](#)
[Nov 2021](#)
[Dec 2021](#)

YTD 108

AVERAGE CCF/CUSTOMER

Residential	72	98	92	57	31	16	10	8	8	8	40
Commercial	253	387	341	249	166	121	92	89	94	95	189
Industrial	1,948	3,362	3,094	2,499	766	1,284	296	750	118	292	1,441
City	557	843	755	448	256	180	171	138	91	115	355

AVERAGE \$/CUSTOMER

Residential	\$85	\$111	\$107	\$71	\$44	\$29	\$23	\$21	\$21	\$23	\$53
Commercial	\$272	\$419	\$375	\$272	\$194	\$148	\$123	\$124	\$133	\$148	\$221
Industrial	\$1,928	\$3,311	\$3,052	\$2,468	\$770	\$1,278	\$309	\$751	\$135	\$306	\$1,431
City	\$576	\$887	\$806	\$473	\$288	\$209	\$212	\$181	\$130	\$176	\$394

AVERAGE \$/CCF

Residential	\$1.1711	\$1.1364	\$1.1619	\$1.2314	\$1.4075	\$1.7667	\$2.2339	\$2.5854	\$2.6518	\$2.7003	\$1.8046
Commercial	\$1.0772	\$1.0810	\$1.0999	\$1.0906	\$1.1663	\$1.2182	\$1.3405	\$1.3980	\$1.4111	\$1.5603	\$1.2443
Industrial	\$0.9898	\$0.9849	\$0.9862	\$0.9877	\$1.0052	\$0.9950	\$1.0452	\$1.0025	\$1.1432	\$1.0460	\$1.0186
City	\$1.0356	\$1.0524	\$1.0672	\$1.0546	\$1.1243	\$1.1656	\$1.2402	\$1.3183	\$1.4260	\$1.5266	\$1.2011
Average	\$1.0684	\$1.0637	\$1.0788	\$1.0911	\$1.1758	\$1.2864	\$1.4650	\$1.5760	\$1.6580	\$1.7083	\$1.3172

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
Natural Gas Supply Cost					
Capacity Reservation Fees	\$ 34,469	\$ 35,455	\$ 423,008	\$ 509,951	\$ 514,816
Demand Storage/Peaking Services	\$ 2,143	\$ 2,143	\$ 21,718	\$ 17,676	\$ 26,076
Supply Charges	\$ 50,409	\$ 29,107	\$ 871,976	\$ 508,775	\$ 990,814
Gas Authority Supply Charges	\$ 1,716	\$ 1,685	\$ 46,413	\$ 44,796	\$ 55,467
Gas Authority Charges	\$ 551	\$ 400	\$ (71,916)	\$ (96,788)	\$ (91,509)
P.A.C.E	300	300	3,000	3,000	3,600
APGA Annual Dues	-	-	3,368	3,297	3,368
Other	847	1,031	25,953	25,549	30,229
TOTAL MGAG BILL	\$ 90,435	\$ 70,121	\$ 1,323,520	\$ 1,016,257	\$ 1,532,860

DELIVERED SUPPLY

Volume CCF	109,770	112,390	2,970,260	2,478,370	3,409,540
Volume Dth (MGAG)	112,870	108,900	2,890,620	2,409,350	3,317,650

*Dth (dekatherm) is the measurement of gas volume. Dth to Ccf (Centi Cubic Feet) conversion is based on the BTU fuel content

UNIT COSTS					
\$/Dth	0.8012	0.6439	0.4579	0.4218	0.4620
\$/CCF	0.8239	0.6239	0.4456	0.4101	0.4496

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
SALES REVENUES					
NATURAL GAS SALES	\$ 187,028	\$ 153,554	\$ 3,429,870	\$ 2,697,889	\$ 3,877,034
SALES REVENUES (ACTUAL)	\$ 187,028	\$ 153,554	\$ 3,429,870	\$ 2,697,889	\$ 3,877,034
AS BUDGET	\$ 315,287	\$ 296,941	\$ 3,152,868	\$ 296,941	Not Applicable
% ACTUAL TO BUDGET	59.32%	51.71%	108.79%	908.56%	Not Applicable
<i>Note on Natural Gas Sales: Detail break-down for individual rate class is shown in NATURAL GAS RETAIL SALES section.</i>					
OTHER REVENUES					
OP REVENUE	-	-	-	-	-
MISC REVENUE	(250)	250	1,800	1,809	3,982
CONTRIBUTED CAPITAL	-	-	-	-	-
SALE FIXED ASSETS	-	-	-	-	-
TAP FEES	10,537	2,800	85,551	58,256	97,151
OTHER REV	-	-	-	2,015	-
ADMIN ALLOC	11,444	14,134	106,569	114,002	152,063
INT/INVEST INCOME	-	-	-	-	-
STATE GRANTS	-	-	-	-	-
MGAG REBATE	-	-	120,420	292,293	120,420
TRANSFER FROM CIP	-	-	-	-	-
OTHER REVENUES (ACTUAL)	\$ 21,730	\$ 17,184	\$ 314,340	\$ 468,374	\$ 373,616
AS BUDGET	\$ 24,097	\$ 32,320	\$ 240,972	\$ 323,200	Not Applicable
% ACTUAL TO BUDGET	90.18%	53.17%	130.45%	144.92%	Not Applicable
TOTAL REVENUES (ACTUAL)	\$ 208,758	\$ 170,737	\$ 3,744,210	\$ 3,166,264	\$ 4,250,650
AS BUDGET	\$ 339,384	\$ 329,261	\$ 3,393,840	\$ 3,292,608	Not Applicable
% ACTUAL TO BUDGET	61.51%	51.85%	110.32%	96.16%	Not Applicable

**MOST RECENT
12-MONTH**

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	
PERSONNEL					
Compensation	\$ 53,266	\$ (184,032)	\$ 341,602	\$ 31,131	\$ 408,402
Benefits	20,959	21,529	200,484	168,569	238,558
PERSONNEL (ACTUAL)	\$ 74,285	\$ (162,459)	\$ 542,754	\$ 200,012	\$ 647,633
AS BUDGET	\$ 55,273	\$ 53,644	\$ 552,731	\$ 536,443	Not Applicable
% ACTUAL TO BUDGET	134.40%	-302.84%	98.20%	37.28%	Not Applicable

CONTRACTED SERVICES

Consulting	\$ -	\$ 4,711	\$ 5,986	\$ 13,283	\$ 6,311
Landfill Fees	-	-	-	-	-
Custodial Service	-	-	-	-	-
Lawn & Maint	-	-	-	148	-
Holiday Events	-	-	-	-	-
Security Sys	-	-	-	-	-
Equipment Rep & Maint	78	3,287	3,726	7,382	4,368
Vehicle Rep & Maint Outside	158	-	3,977	-	4,664
R&M System - Outside	2,334	4,770	22,387	23,265	27,670
R & M Buildings - Outside	-	163	44	479	44
Maintenance Contracts	460	368	8,585	12,523	9,041
Equip Rent/Lease	810	3,126	7,973	9,210	9,988
Pole Equip Rent/Lease	-	-	-	-	-
Equipment Rental	-	24	197	241	221
Repairs & Maintenance (Outside)	-	-	-	-	-
Landfill Fees	-	-	-	-	-
Maint Contracts	-	-	-	-	-
Other Contract Svcs	-	-	-	-	-
Comm Svcs	584	574	5,853	5,765	7,112
Postage	-	-	459	-	1,299
Adverstising	-	-	413	912	1,238
Mkt Expense	-	-	6,050	1,050	6,696
Printing	-	-	(32)	1,715	(32)
Util Bill Print Svcs	-	-	-	-	-
Dues & Sub	-	-	-	-	-
Travel	1,001	141	4,008	778	4,008
Fees	-	-	810	1,003	810
Vehicle Tag & Title Fee	-	-	(18)	32	(18)
Ga Dept Rev Fee	-	-	100	50	100
Training & Ed	980	-	2,999	8,270	3,281
Gen Liab Ins	-	-	-	-	-
Uniform Rent	-	-	-	-	-
Contract Labor	8,789	11,811	63,767	39,522	74,338
Shipping/Freight	-	100	-	1,575	-
CONTRACTED SERVICES (ACTUAL)	\$ 15,195	\$ 29,072	\$ 137,282	\$ 127,201	\$ 161,137
AS BUDGET	\$ 19,571	\$ 19,338	\$ 195,708	\$ 193,375	Not Applicable
% ACTUAL TO BUDGET	77.64%	150.34%	70.15%	65.78%	Not Applicable

**MOST RECENT
12-MONTH**

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	MOST RECENT 12-MONTH
SUPPLIES					
Gas Cost	89,005	68,790	1,290,922	984,411	1,551,719
Office Supplies	97	-	475	1,805	599
Postage	-	-	-	-	-
Furniture <5000	-	-	-	-	-
Auto Parts	242	135	1,206	1,476	1,543
Construction Materials	-	2,357	-	6,855	2,030
Damage Claims	-	-	2,424	-	2,424
Expendable Fluids	-	-	44	14	44
Tires	-	-	2,661	2,520	3,440
Uniform Expense	-	-	4,891	3,372	5,131
Janitorial	173	84	1,968	961	2,200
Computer Equipment	-	1,985	250	1,985	950
Equipment Parts	320	2,370	10,746	4,226	13,329
Repair & Maintenance	9,457	16,535	99,702	99,302	116,258
Util Costs - Util Fund	397	351	3,562	3,538	4,313
Covid-19 Expenses	-	-	957	11,438	957
Mileage Reimb	-	-	-	-	-
Auto & Truck Fuel	2,012	2,695	18,269	15,385	21,752
Food	158	1,588	1,606	3,191	3,428
Sm Tool & Min Equip	449	576	16,578	25,532	20,765
Meters	-	-	2,179	-	2,179
Sm Oper Supplies	1,239	2,259	30,209	13,800	34,483
Construction Material	-	-	-	-	-
Tires	-	-	-	-	-
Uniform Exp	-	-	-	-	-
Repairs & Maintenance (Inside)	-	-	-	-	-
Equip Pur (<\$5M)	-	-	-	-	-
Dam Claims	-	-	-	-	-
SUPPLIES (ACTUAL)	\$ 103,549	\$ 99,725	\$ 1,488,649	\$ 1,179,811	\$ 1,787,545
AS BUDGET	\$ 136,497	\$ 12,800	\$ 1,364,969	\$ 128,000	Not Applicable
% ACTUAL TO BUDGET	75.86%	779.10%	109.06%	921.73%	Not Applicable

CAPITAL OUTLAY

Amortization Def Chg 2016 Bond	\$ 1,080	\$ 1,080	\$ 4,320	\$ 4,320	\$ 4,320
Amort 2020 Bond Premium	\$ (692)	\$ -	\$ (6,919)	\$ -	\$ (6,919)
Depr Exp	\$ 16,004	\$ 14,491	\$ 161,146	\$ 141,322	\$ 175,637
Int Exp 2016 Rev Bond	2,325	2,719	24,248	28,168	29,492
Interest Exp - 2020 Rev Bonds	3,417	-	34,174	-	39,984
Issuance Costs	-	-	-	-	22,707
CAPITAL OUTLAY (ACTUAL)	\$ 22,135	\$ 18,291	\$ 216,969	\$ 173,810	\$ 265,221
AS BUDGET	\$ 2,785	\$ 3,177	\$ 27,848	\$ 31,768	Not Applicable
% ACTUAL TO BUDGET	794.84%	575.76%	779.12%	547.13%	Not Applicable

	Oct 2021	Oct 2020	FY2021 YTD	FY2020 YTD	12-MONTH
FUND TRANSFERS					
Admin Alloc - Adm Exp	\$ 83,804	\$ 62,243	\$ 721,135	\$ 828,322	\$ 839,815
Transfer To Gf	10,961	8,423	222,127	182,340	239,307
Transfer To Cip	-	-	-	-	-
Transfer - Insurance	-	-	-	-	-
Transfer - E&R	-	-	-	-	-
FUND TRANSFERS (ACTUAL)	\$ 94,765	\$ 70,666	\$ 943,261	\$ 1,010,662	\$ 1,079,122
AS BUDGET	\$ 119,012	\$ 108,198	\$ 1,190,116	\$ 1,081,977	Not Applicable
% ACTUAL TO BUDGET	79.63%	65.31%	79.26%	93.41%	Not Applicable
TOTAL EXPENSES (ACTUAL)	\$ 309,929	\$ 55,295	\$ 3,328,916	\$ 2,691,497	\$ 3,940,657
AS BUDGET	\$ 333,137	\$ 197,156	\$ 3,331,372	\$ 1,971,563	Not Applicable
% ACTUAL TO BUDGET	93.03%	28.05%	99.93%	136.52%	Not Applicable



To: Utilities Committee
From: Logan Propes, Rodney Middlebrooks
Department: Administration, WSG Dept.
Date: 12/07/2021
Subject: Acceptance of Dedication of Sewer Pump Station located in the Grand Haven Neighborhood Development, FKA Heritage Walk.

Budget Account/Project Name: N/A

Funding Sources: N/A

Budget Allocation: N/A

Budget Available: N/A

Requested Expense: N/A

Company of Purchase: N/A

Description:

Staff recommends that the City Council accept the dedication of the Sewer Pump Station located in the Grand Haven neighborhood.

Background:

As part of the routine development process and adhering to the City of Monroe Development Regulation, the City may accept the dedication of the sewer pump station tied to the force main that joins to the rest of the city sewer system.

This pump station is built according to the specifications required by the city. The developer/builder then in turns deeds over the pump station, land and easement areas to the City of Monroe.

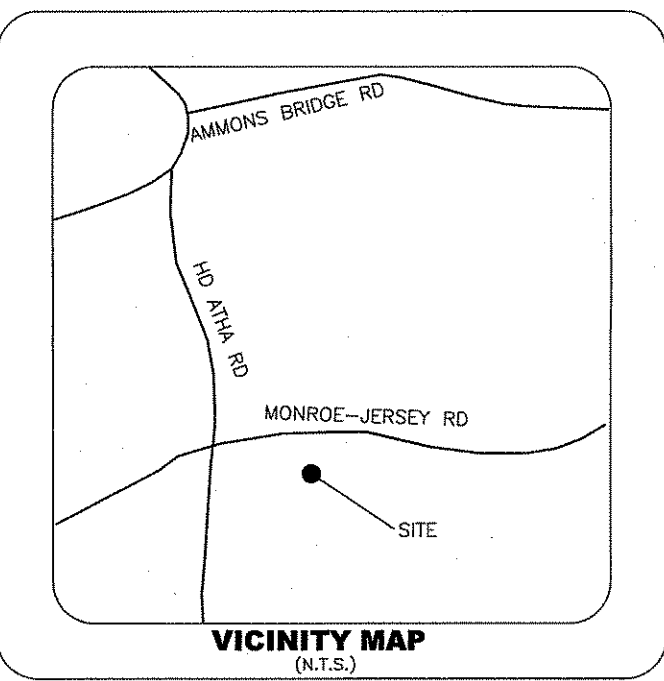
For historical perspective, this neighborhood was allowed to receive city sewer service back in 2007 when originally developed as "Heritage Walk." However, after going defunct it was later revived in recent years and building of homes then commenced. Now that most of the development is built out, particularly in phase 2 where the pump station lies, the city will take ownership of the sewer pump station.

Attachment(s):

Grand Haven phase 2 plat
Quit Claim Deed

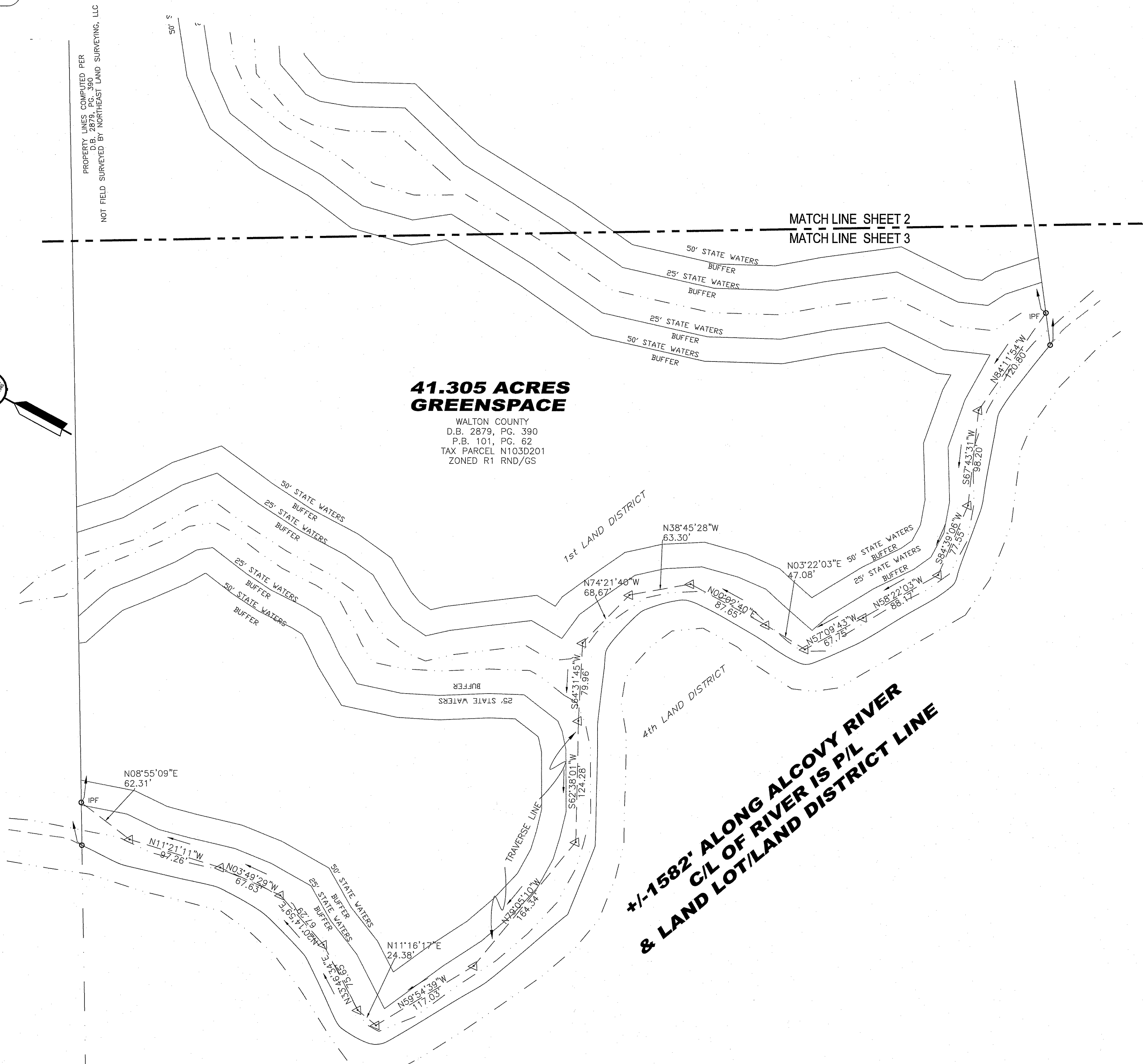
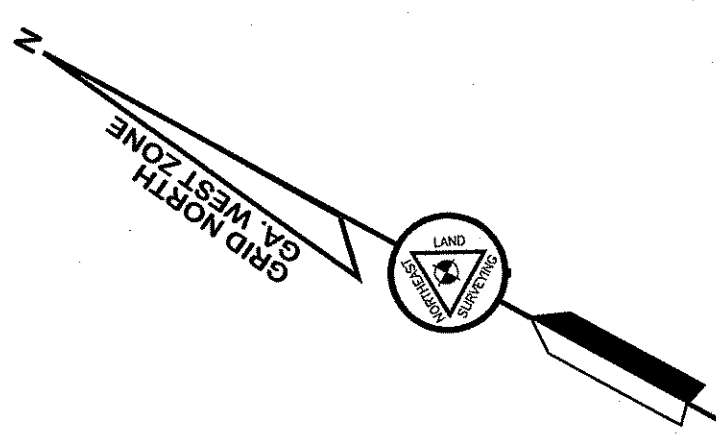
BK:121 PG:113

THIS BLOCK RESERVED FOR THE CLERK OF THE SUPERIOR COURT



LEGEND	
B/L=	BUILDING LINE
C/L=	CENTERLINE
C&G=	CURB & GUTTER
CMF=	CONCRETE MONUMENT FOUND
CMF=	CONCRETE METAL PIPE
CTP=	CRIMP TOP PIPE
E.B.=	ELECTRICAL BOX
IPF=	DUCTILE IRON PIPE
IE=	EDGE OF PAVEMENT
ELEV=	ELEVATION
EP=	EDGE OF PAVEMENT
FFC=	FINISHED FLOOR ELEVATION
GMD=	GEORGIA METRA DISTRICT
IE=	INNER ELEVATION
IPF=	IRON PIN FOUND
IPS=	IRON PIN SET
LL=	LAND LOT
LL=	LAND LOT LINE
MFFE=	MINIMUM FINISHED FLOOR ELEV.
NVT=	NOT TO SCALE
NTS=	NOT TO SCALE
OTF=	OPEN TOP PIPE
P/L=	PROPERTY LINE
P.B.=	POINT OF BEGINNING
P.O.B.=	POINT OF BEGINNING
PO=	POINT ON LINE
RBF=	REBAR PIN FOUND
RCF=	REBAR PIN FOUND
R/W=	RIGHT OF WAY
STA=	STATION
SSE=	SANITARY SEWER EASEMENT
TEMP=	TEMPORARY BENCHMARK
T.P.O.B.=	TRUE POINT OF BEGINNING
UTP=	UNDERGROUND TELEPHONE PEDESTAL
UP=	UTILITY POLE
Q.P.P.=	POWER POLE OR UTILITY POLE
SMH=	SANITARY SEWER MANHOLE
SWCB=	SHOULDER WING CATCH BASIN
SWCB=	SINGLE WING CATCH BASIN
JB=	JUNCTION BOX
OS=	OUTLET STRUCTURE
OR=	ORIFICE
HW=	HEADWALL
DI=	DROP INLET
FE=	FLARED END STRUCTURE
FH=	FIRE HYDRANT
WV=	WATER VALVE
WM=	WATER METER
GV=	GAS VALVE
SW=	SWALE
OP=	OVERHEAD POWER LINE
UC=	UNDERGROUND POWER
OT=	OVERHEAD TELEPHONE LINE
UT=	UNDERGROUND TELEPHONE LINE
G=	GAS LINE
CTV=	CABLE TV LINE
US=	UNDERGROUND CABLE T.V. LINE
S=	SANITARY SEWER LINE
F=	FENCE
FL=	FLOOD LINE
T=	TREE
UTP=	UNDERGROUND TELEPHONE PEDESTAL

PROPERTY LINES COMPUTED PER D.B. 2879, PG. 390 NOT FIELD SURVEYED BY NORTHEAST LAND SURVEYING, LLC



41.305 ACRES GREENSPACE
 WALTON COUNTY
 D.B. 2879, PG. 390
 P.B. 101, PG. 62
 TAX PARCEL N103D201
 ZONED R1 RND/GS

**+/-1582' ALONG ALCOVY RIVER
 C/L OF RIVER IS P/L
 & LAND LOT/LAND DISTRICT LINE**

REVISION BLOCK

Revision No. 3 to the plat recorded at Plat Book 120, Page 77. Revised to add an Open Space tract around the detention pond, and remove the detention pond from the Green Space tract.

[Signature] 10/04/21
 GARLS 3123 Date

This revised plat has been found to comply with the Land Development Ordinance of Walton County, Georgia, and is hereby approved for recording in the office of the Clerk of Superior Court of Walton County, Georgia.

10-7-2021 *[Signature]*
 Date Director, Walton County Planning & Development Dept.



SURVEYORS CERTIFICATION

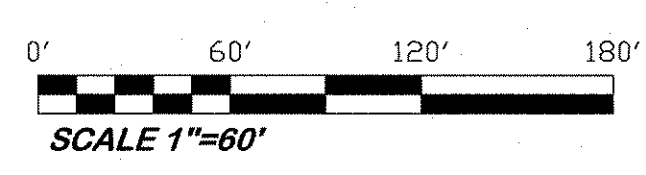
As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements hereon. Such approvals or affirmations should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 15-6-67.

[Signature]
 KEVIN LEE CANN GA. R.L.S. #3123

REVISED FINAL PLAT FOR:

GRAND HAVEN AT ALCOVY MOUNTAIN PHASE 2 PRIVATE DRIVE SUBDIVISION (F.K.A. HERITAGE WALK)

NORTHEAST LAND SURVEYING, LLC
 A Georgia Land Surveying Firm: #1240
 P.O. Box 384
 Braselton, Georgia 30517
 Phone: (678) 776-7494



No.	REVISION	DATE
1		
2		
3		
4		
5		

Project Name: GRAND HAVEN AT ALCOVY MOUNTAIN PHASE 2	SCALE: 1"=60'
Project Address:	CHECKED: KLC
Land Lot No.(s): 59-1st Dist. District: 1st & 4th	DATE OF FIELD WORK: 10/31/19
City, State: WALTON, GEORGIA	DATE: 10/04/21
	PROJECT No: 19-019

After Recording Return To:
City of Monroe
P.O. Box 215 N. Broad Street
Monroe, GA 30655
No Title Certification

QUIT CLAIM DEED

**STATE OF GEORGIA
COUNTY OF WALTON**

THIS INDENTURE, made the 4th day of December, 2020,

Reliant Homes GA, LLC, a Georgia Limited Liability Company

as party or parties of the first part, hereinafter called Grantor, and

City of Monroe, Georgia, a Georgia Municipal Corporation

as party or parties of the second part, hereinafter called Grantee, as joint tenants with survivorship and not as tenants in common.

The words "Grantor" and "Grantee" whenever used herein shall include all individuals, corporations and any other persons or entities, and all the respective heirs, executors, administrators, legal representatives, successors and assigns of the parties hereto, and all those holding under either of them, and the pronouns used herein shall include, when appropriate, either gender and both singular and plural, and the grammatical construction of sentences shall conform thereto. If more than one party shall execute this deed each Grantor shall always be jointly and severally liable for the performance of every promise and agreement made herein.

WITNESSETH that: Grantor, for and in consideration of the sum of Ten And No/100 Dollars (\$10.00) and other valuable consideration, cash in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, by these presents does hereby remise, convey and forever QUIT CLAIM unto said Grantee,

All that tract or parcel of land lying and being in Land Lot 59 of the 1st District, Walton County, Georgia, being identified as Lift Station Parcel containing 0.249 acres located on the southerly right of way of High Shoal Drive adjoining the westerly property line of Lot 60 all as shown on plat for Grand Haven at Alcovy Mountain, Phase One, Private Drive Subdivision (F.K.A. Heritage Walk) recorded in Plat Book 114 Page 62, Walton County Records, said plat by reference being incorporated herein and made a part hereof for a more complete description. Being parcel # N103D200

SUBJECT to restrictive covenants and general utility easements of record.

TO HAVE AND TO HOLD the said described premises to Grantee, so that neither Grantor nor any person or persons claiming under Grantor shall at any time, by any means or ways, have, claim or demand any right to title to said premises or appurtenances, or any rights thereof

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year first above written.

Signed, sealed and delivered in the presence of:



Unofficial Witness



Reliant Homes GA, LLC

Michael Petti, CFO


Notary Public
My commission expires: [SEAL]




**FIRE
DEPARTMENT
CITY COUNCIL
MONTHLY MEETING**

DECEMBER 2021

City of Monroe Fire Dept

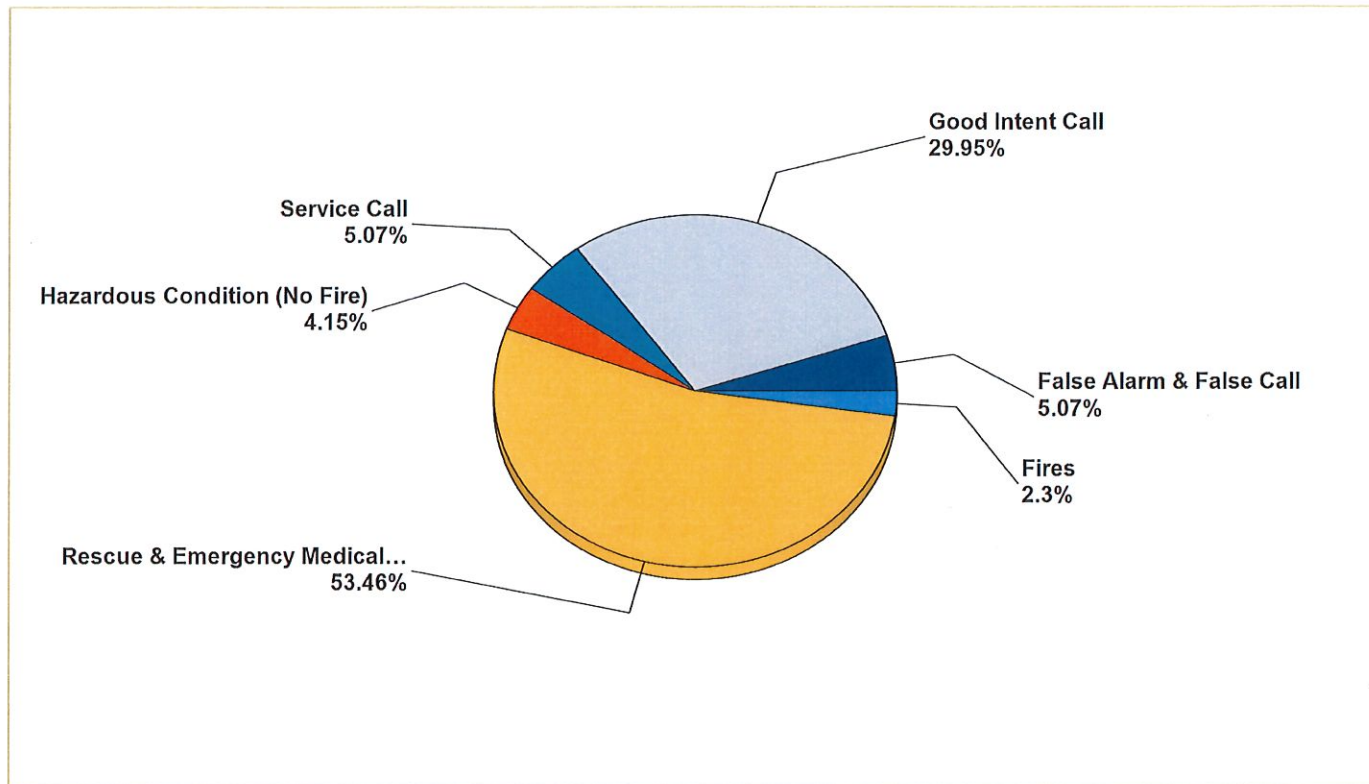
Monroe, GA

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Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 10/01/2021 | End Date: 10/31/2021



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Fires	5	2.3%
Rescue & Emergency Medical Service	116	53.46%
Hazardous Condition (No Fire)	9	4.15%
Service Call	11	5.07%
Good Intent Call	65	29.95%
False Alarm & False Call	11	5.07%
TOTAL	217	100%

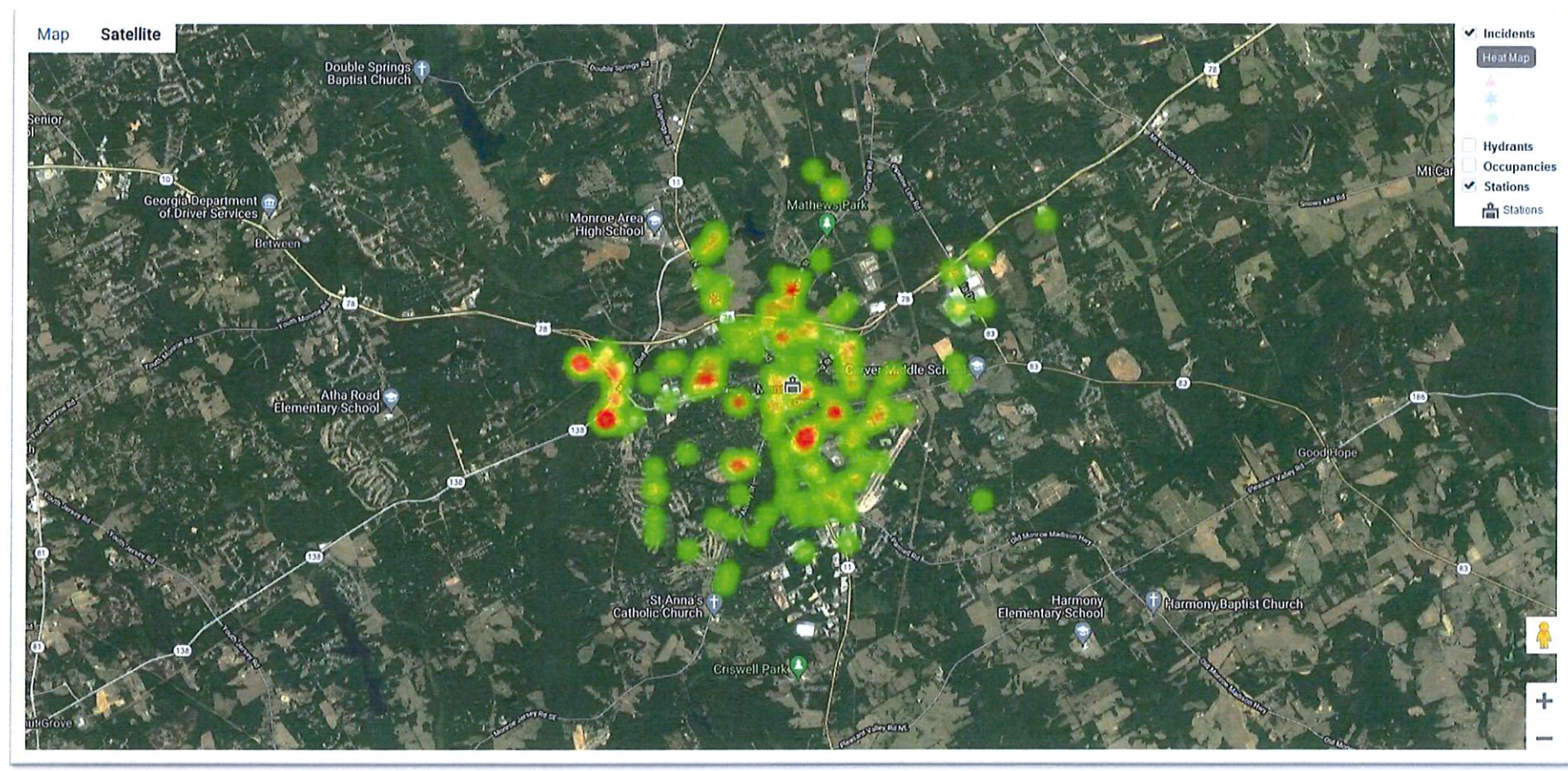
Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

Detailed Breakdown by Incident Type		
INCIDENT TYPE	# INCIDENTS	% of TOTAL
111 - Building fire	2	0.92%
112 - Fires in structure other than in a building	1	0.46%
132 - Road freight or transport vehicle fire	1	0.46%
138 - Off-road vehicle or heavy equipment fire	1	0.46%
311 - Medical assist, assist EMS crew	71	32.72%
321 - EMS call, excluding vehicle accident with injury	31	14.29%
322 - Motor vehicle accident with injuries	7	3.23%
323 - Motor vehicle/pedestrian accident (MV Ped)	1	0.46%
324 - Motor vehicle accident with no injuries.	5	2.3%
372 - Trapped by power lines	1	0.46%
400 - Hazardous condition, other	3	1.38%
412 - Gas leak (natural gas or LPG)	1	0.46%
440 - Electrical wiring/equipment problem, other	1	0.46%
444 - Power line down	3	1.38%
445 - Arcing, shorted electrical equipment	1	0.46%
511 - Lock-out	1	0.46%
522 - Water or steam leak	1	0.46%
531 - Smoke or odor removal	1	0.46%
551 - Assist police or other governmental agency	1	0.46%
553 - Public service	5	2.3%
561 - Unauthorized burning	2	0.92%
600 - Good intent call, other	1	0.46%
611 - Dispatched & cancelled en route	53	24.42%
622 - No incident found on arrival at dispatch address	6	2.76%
631 - Authorized controlled burning	3	1.38%
650 - Steam, other gas mistaken for smoke, other	1	0.46%
651 - Smoke scare, odor of smoke	1	0.46%
714 - Central station, malicious false alarm	1	0.46%
733 - Smoke detector activation due to malfunction	1	0.46%
735 - Alarm system sounded due to malfunction	3	1.38%
743 - Smoke detector activation, no fire - unintentional	1	0.46%
745 - Alarm system activation, no fire - unintentional	4	1.84%
746 - Carbon monoxide detector activation, no CO	1	0.46%
TOTAL INCIDENTS:	217	100%

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.

City of Monroe Fire Dept

Monroe, GA



October 2021 Incident Distribution Map

City of Monroe Fire Dept

Monroe, GA



Incident Comparison 2018-2021

October	2021	2020	2019	2018
100 - Fire	5	6	3	6
200 - Overpressure Rupture, Explosion, Overheat	0	0	0	0
300 - Rescue & EMS	116	126	122	134
400 - Hazardous Condition	9	6	11	5
500 - Service Call	11	14	17	22
600 - Good Intent & Canceled Call	65	41	67	48
700 - False Alarm & False Call	11	17	10	6
800 - Severe Weather & Natural Disaster	0	0	0	0
900 - Special Incident Type	0	0	0	0
	217	210	230	221

COVID-19

2021	Confirmed or Suspected COVID-19	Incident Total	Percentage of Incidents
October	5	217	2.30%
January - October	103	2135	4.82%

City of Monroe Fire Dept

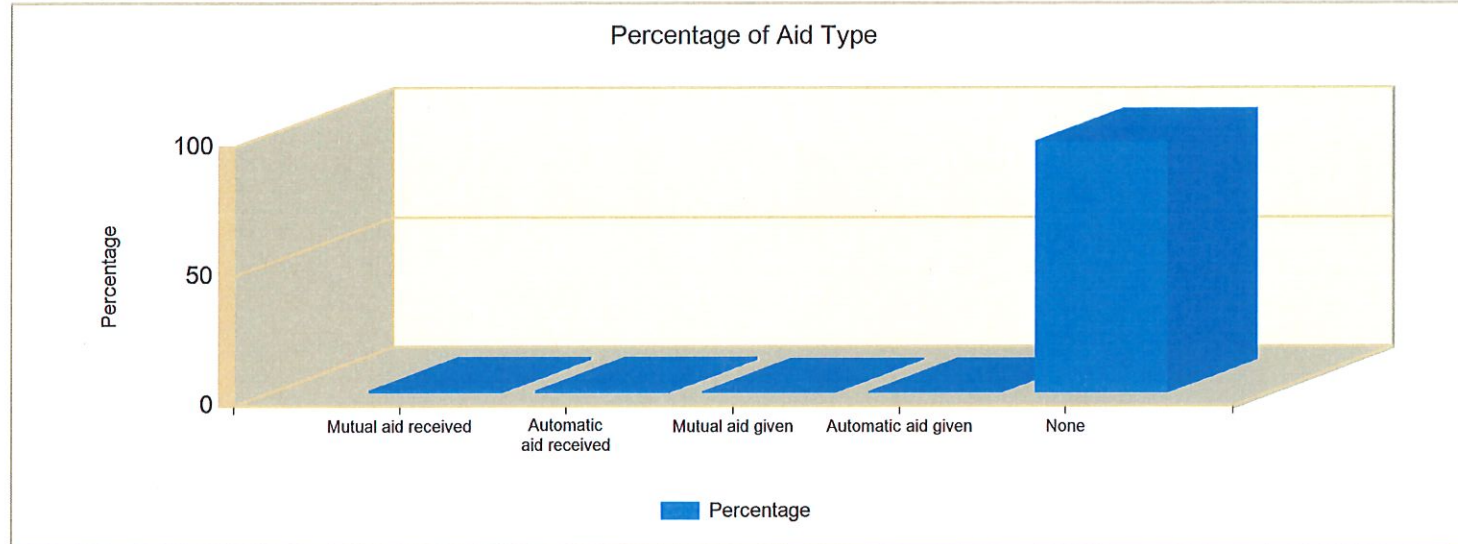
Monroe, GA

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Count of Aid Given and Received for Incidents for Date Range

Start Date: 10/01/2021 | End Date: 10/31/2021



AID TYPE	TOTAL	% of TOTAL
Mutual aid received	2	0.9%
Automatic aid received	2	0.9%
Mutual aid given	1	0.5%
Automatic aid given	1	0.5%
None	211	97.2%

Only REVIEWED incidents included



City of Monroe Fire Dept

Monroe, GA

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Detailed Losses For Date Range

Start Date: 10/01/2021 | End Date: 10/31/2021

# INCIDENTS	TOTAL PRE-INCIDENT PROP. VAL.	TOTAL PRE-INCIDENT CONT. VAL.	TOTAL PRE-INCIDENT VAL.	AVG. VAL.	TOTAL PROP. LOSS	TOTAL CONT. LOSS	TOTAL LOSSES	AVERAGE LOSS
3	\$166,100.00	\$12,000.00	\$178,100.00	\$59,366.00	\$18,000.00	\$2,500.00	\$20,500.00	\$6,833.00

INCIDENT #	DATE	TYPE	LOCATION	PRE-INCIDENT PROPERTY	PRE-INCIDENT CONTENTS	PRE-INCIDENT TOTAL	PROP. LOSS	CONT. LOSS	TOTAL
2021-1944	10/04/2021	111 - Building fire	508 Green ST Monroe	\$66,100.00	\$10,000.00	\$76,100.00	\$2,000.00	\$2,000.00	\$4,000.00
2021-1948	10/06/2021	132 - Road freight or transport vehicle fire	1490 Highway 78 Monroe	\$15,000.00	\$0.00	\$15,000.00	\$15,000.00	\$0.00	\$15,000.00
2021-2081	10/24/2021	111 - Building fire	303 Walker DR Monroe	\$85,000.00	\$2,000.00	\$87,000.00	\$1,000.00	\$500.00	\$1,500.00

Only Reviewed Incidents included.



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POLICE

DEPARTMENT

MONTHLY REPORT

December

2021

Comparison of October 2020 to October 2021 Activity Reports

	2021		2020			
Calls for Service	1,598			1,787		
Area Checks	9,063			8,342		
Calls to MPD	NA			NA		
Court Cases	223			286		
Training Hours	412					
Part A Crimes	82			64		
Part B Crimes	52			71		
Arrest-Adult	60			55		
Juvenile	10			5		
C/S Trash Pick Up	0			0		
Tires	0			0		

AGENCY	2021 JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	TOTALS
LE CALLS													35,942
WALTON SO	3,503	3,095	3,853	3,409	3,845	3,953	3,761	3,414	3,541	3,568			101,896
WCSO AREA CHECKS	10,628	9,800	10,417	10,299	10,943	9,258	10,121	9,798	10,265	10,367			17,445
MONROE PD	1,518	1,428	1,734	1,938	2,098	1,842	1,961	1,671	1,657	1,598			87,984
MPD AREA CHECKS	8,877	8,722	10,707	8,758	8,087	7,395	8,258	9,495	8,622	9,063			8,823
LOGANVILLE PD	870	892	1,024	99	907	907	1,037	961	1,137	989			12,345
LPD AREA CHECKS	1,713	1,394	1,458	1,267	1,145	1,364	1,471	971	1,540	22			3,368
SOCIAL CIRCLE PD	364	356	375	364	283	322	325	342	277	360			16,071
SPD AREA CHECKS	2,212	1,745	1,673	1,812	1,646	1,570	1,589	1,424	1,006	1,394			
Totals	29,685	27,432	31,241	27,946	28,954	26,611	28,523	28,076	28,045	27,361			283,874
													0
WALTON EMS	1,870	1,355	1,473	1,434	1,839	1,545	1,492	1,905	1,796	1,513			16,222
													0
													0
FIRE DEPTS													4,545
WALTON FIRE	519	360	444	431	455	422	417	568	474	455			2,191
MONROE FIRE	238	182	205	185	254	233	219	247	200	228			2,192
LOGANVILLE FIRE	214	172	207	220	244	212	237	231	238	217			710
SOC CIRCLE FIRE	60	83	76	65	85	66	68	71	80	56			
Fire fept totals	1,031	797	932	901	1,038	933	941	1,117	992	956			9,638
TOTAL	63,302	57,813	64,887	59,128	61,823	56,633	60,420	60,291	59,870	58,147	0	0	602,314
PHONE CALLS													
ABANDONED	275	240	302	287	296	229	288	247	269	273			2,706
ADMIN IN	5,147	4,645	5,070	5,318	5,788	5,097	5,515	5,532	4,799	4,884			51,795
ADMIN OUT	3,235	2,980	3,402	3,528	3,966	3,312	3,461	3,640	3,545	3,541			34,610
911	4,539	3,969	5,069	4,816	5,428	4,852	5,115	5,119	5,162	5,135			49,204
TOTAL	13,196	11,834	13,843	13,949	15,478	13,490	14,379	14,538	13,775	13,833			138,315

Municipal Court

	October 2020	October 2021
Citations issued:	184	214
Adjudicated/Closed cases:	286	223
Fines collected per month:	\$42,679.00	\$30,505.00
Year to date collected:	\$333,449.22	\$367,927.45

October 2021 Training Hours for Monroe Police Department

GPSTC online training: 22

Conference training: 4

In-service Training: 300

Off Site Training: 86

Total Training Hours: 412



Offense and Arrest Summary Report

Beginning Date: 10/01/2021

Ending Date: 10/31/2021

Agency: MONROE POLICE DEPARTMENT

Total Offenses	134	Clearance Rate	37.31%
% change from last year	-0.74%	Last years rate	32.59%
Total Arrests	70	Hate Crime Offenses	0
% change from last year	16.67%	Law Officers Assaulted	0
Group A Crime Rate per 100,000 Population :	973.77	Summary based reporting Crime Rate per 100,000 Population :	486.88
Arrest Rate per 100,000 Population :	508.68		

Arrest Reporting

Group "A"	Adult	Juvenile	Unknown	Total Arrests	Arrests Reported Last Year
Murder	0	0	0	0	0
Negligent Manslaughter	0	0	0	0	0
Justifiable Homicide	0	0	0	0	0
Rape	0	0	0	0	0
Robbery	0	0	0	0	0
Aggravated Assault	6	0	0	6	3
Burglary	2	1	0	3	0
Larceny	11	4	0	15	8
Motor Vehicle Theft	0	0	0	0	0
Arson	0	0	0	0	0
Simple Assault	6	1	0	7	5
Intimidation	0	0	0	0	0
Bribery	0	0	0	0	0
Counterfeiting/Forgery	0	0	0	0	0
Vandalism	0	0	0	0	0
Drug/Narcotic Violations	12	0	0	12	26
Drug Equipment Violations	0	0	0	0	0
Embezzlement	0	0	0	0	0
Extortion/Blackmail	0	0	0	0	0
Fraud	0	0	0	0	1
Gambling	0	0	0	0	0
Kidnapping	0	0	0	0	0
Pornography	0	0	0	0	0
Prostitution	0	0	0	0	0
Sodomy	0	0	0	0	0
Sexual Assault w/Object	0	0	0	0	0
Fondling	0	0	0	0	0
Incest	0	0	0	0	0
Statutory Rape	0	0	0	0	0
Stolen Property	0	0	0	0	0
Weapons Law Violations	1	0	0	1	1
Human Trafficking, Commercial Sex Acts	0	0	0	0	0
Human Trafficking, Involuntary Servitude	0	0	0	0	0
Animal Cruelty	0	0	0	0	0
Total Group A Arrests	38	6	0	44	44
Group "B" Arrests					
Bad Checks	0	0	0	0	0
Curfew/Vagrancy	4	2	0	6	0
Disorderly Conduct	5	1	0	6	3
DUI	2	0	0	2	2
Drunkenness	0	0	0	0	0
Family Offenses-nonviolent	1	0	0	1	0
Liquor Law Violations	0	0	0	0	0
Peeping Tom	0	0	0	0	0
Runaways	0	0	0	0	0
Trespass	0	0	0	0	1
All Other Offenses	10	1	0	11	10
Total Group B Arrests	22	4	0	26	16
Total Arrests	60	10	0	70	60

Offense Reporting

Group "A"	Offenses Reported	Offenses Cleared	Offenses Reported Last Year
Murder	0	0	0
Negligent Manslaughter	0	0	0
Justifiable Homicide	0	0	0
Rape	1	0	0
Robbery	0	0	0
Aggravated Assault	10	6	12
Burglary	4	2	5
Larceny	52	11	30
Motor Vehicle Theft	0	0	1
Arson	0	0	0
Simple Assault	15	7	16
Intimidation	5	0	15
Bribery	0	0	0
Counterfeiting/Forgery	0	0	0
Vandalism	10	2	20
Drug/Narcotic Violations	19	13	18
Drug Equipment Violations	6	4	2
Embezzlement	0	0	0
Extortion/Blackmail	0	0	0
Fraud	4	0	8
Gambling	0	0	0
Kidnapping	0	0	0
Pornography	0	0	0
Prostitution	0	0	0
Sodomy	0	0	0
Sexual Assault w/Object	0	0	0
Fondling	2	0	0
Incest	0	0	0
Statutory Rape	0	0	1
Stolen Property	1	1	0
Weapons Law Violations	5	4	7
Human Trafficking, Commercial Sex Acts	0	0	0
Human Trafficking, Involuntary Servitude	0	0	0
Animal Cruelty	0	0	0
Total Group "A"	134	50	135

Crime Against Person

33 - This year
 44 - Last year
 -25% - Percent Change

Crime Against Property

71 - This year
 64 - Last year
 10.94% - Percent Change

Crime Against Society

30 - This year
 27 - Last year
 11.11% - Percent Change

Population : 13761

Note: Last years figures are provided for comparison purposes only.



WALTON COUNTY 911

Law Total Incident Report, by Nature of Incident

<u>Nature of Incident</u>	<u>Total Incidents</u>
FIGHT VIOLENT	6
ANIMAL BITE	3
ANIMAL COMPLAINT	6
INJURED ANIMAL	2
VICIOUS ANIMAL	1
PROWLER	9
ATTEMPTED BURGLARY	1
BURGLARY IN PROGRESS	8
BURGLARY REPORT	2
DOMESTIC NON-VIOLENT	51
DOMESTIC VIOLENT	4
ARMED ROBBERY	1
WARRANT SERVICE	11
SUBJECT WITH WEAPON	3
SUSPICIOUS PERSON	63
SUSPICIOUS VEHICLE	96
TRAFFIC STOP	1
SUICIDE THREAT	4
KEYS LOCKED IN VEHICLE	36
SPEEDING AUTO	2
ACCIDENT NO INJURIES	67
ACCIDENT WITH A DEER	9
ACCIDENT WITH INJURIES	9
PERSON STRUCK WITH AUTO	1
ACCIDENT UNKNOWN INJURIES	2
ROAD HAZARD	7
DRUNK DRIVER	2
INTOXICATED PERSON	2
HIT AND RUN	6
DIRECT TRAFFIC	1
TRANSPORT FOR BUSINESS	3
FUNERAL ESCORT	11
TRANSPORT	5
DISABLED VEHICLE	17
AREA/BLDG CHECK	28
CHILD ABUSE	1
RAPE	1
SEXUAL ASSAULT	4
CHASE	4
WORK SCHOOL TRAFFIC	1
BANK ALARM	5
BUSINESS ALARM	62
RESIDENTIAL ALARM	21
SCHOOL ALARM	1

Law Total Incident Report, by Nature of Incident

<u>Nature of Incident</u>	<u>Total Incidents</u>
SUBJECT IN CUSTODY	1
TRANSPORT TO COURT	2
TRANSPORT TO JAIL	2
DEMENTED PERSON NON-VIOLENT	10
STOLEN VEHICLE	4
911 HANGUP	185
CONTROL SUBSTANCE PROBLEM	10
ABANDONMENT OF JUVENILE	1
AGENCY ASSISTANCE	7
ASSAULT	1
ASSAULT LAW ENFORCEMENT ONLY	8
CHILD CUSTODY DISPUTE	2
CIVIL ISSUE/DISPUTE	29
COUNTERFEIT MONEY	1
DAMAGE TO PROPERTY	33
DISPUTE NON VIOLENT IN NATURE	50
DISTRUBING THE PEACE	8
Electric Shock PRIORITY 1	1
EMERGENCY MESSAGE	3
LE ASSIST FOR EMS	8
ENTERING AN AUTO	26
EXTRA PATROL REQUEST	5
ASSIST FIRE DEPARTMENT	6
VEHICLE FIRE	1
FIREARMS DISCHARGED	12
FOLLOW UP TO PREVIOUS CALL	2
FOUND PROPERTY	6
FRAUD	11
HARRASSING PHONE CALLS	2
HARRASSMENT	5
IDENTITY THEFT	1
ILLEGAL GAMBLING	1
ILLEGAL ALCOHOL	1
ILLEGAL PARKING	3
JUVENILE RUNAWAY	6
JUVENILE COMPLAINT	30
JUVENILE PROBLEM -NO COMPLAINT	3
LOITERING	6
LOST ITEM REPOR	3
LOUD MUSIC COMPLAINT	16
MENTAL PSYCHOLOGICAL EMOTIONAL	2
MISSING PERSON	2
MISCELLANEOUS LAW INCIDENT	23
POWER LINES DOWN	1
ROAD RAGE	1
SAFETY SOBRIETY CHECK POINT	2
PHONE CALLS/MAIL SCAMS	1
SEARCH WARRANT	1
SHOPLIFTING	15
SHOTS FIRED	3

Law Total Incident Report, by Nature of Incident

<u>Nature of Incident</u>	<u>Total Incidents</u>
THEFT IN PROGRESS	1
THEFT REPORT	21
THREATS	8
TRAFFIC LIGHT OUT	3
TRAFFIC VIOLATION	349
TRAILER INSPECTION	2
TRESPASSING	3
UNKNOWN LAW PROBLEM	14
UNSECURE PREMISES	4
VEHICLE INSPECTION	6
VIOLATION TPO	3
WEAPONS OFFENSE	2
WELFARE CHECK	39

Total reported: 1598

Report Includes:

All dates between `00:00:00 10/01/21` and `23:59:59 10/31/21`, All agencies matching `MPD`, All natures, All locations, All responsible officers, All dispositions, All clearance codes, All observed offenses, All reported offenses, All offense codes, All circumstance codes



WALTON COUNTY 911

Radio Log Statistical Report, by Unit

<u>Unit</u>	<u>Unit Description</u>	<u>Number of Logs</u>
304	LAW ENFORCEMENT UNIT	1
314	LAW ENFORCEMENT UNIT	1
316	LAW ENFORCEMENT UNIT	4
321	LAW ENFORCEMENT UNIT	1
323	LAW ENFORCEMENT UNIT	301
324	LAW ENFORCEMENT UNIT	1
325	LAW ENFORCEMENT UNIT	514
326	LAW ENFORCEMENT UNIT	93
327	LAW ENFORCEMENT UNIT	107
329	LAW ENFORCEMENT UNIT	1
335	LAW ENFORCEMENT UNIT	23
336	LAW ENFORCEMENT UNIT	1
337	LAW ENFORCEMENT UNIT	407
338	LAW ENFORCEMENT UNIT	542
340	LAW ENFORCEMENT UNIT	427
342	LAW ENFORCEMENT UNIT	431
343	LAW ENFORCEMENT UNIT	200
344	LAW ENFORCEMENT UNIT	126
345	LAW ENFORCEMENT UNIT	892
346	LAW ENFORCEMENT UNIT	7
347	LAW ENFORCEMENT UNIT	506
348	LAW ENFORCEMENT UNIT	364
349	LAW ENFORCEMENT UNIT	30
350	LAW ENFORCEMENT UNIT	711
351	LAW ENFORCEMENT UNIT	666
352	LAW ENFORCEMENT UNIT	33
355	LAW ENFORCEMENT UNIT	523
356	LAW ENFORCEMENT UNIT	246
357	LAW ENFORCEMENT UNIT	1
359	LAW ENFORCEMENT UNIT	319
366	LAW ENFORCEMENT UNIT	784
367	LAW ENFORCEMENT UNIT	800
Total Radio Logs:		9063

Report Includes:

All dates between `00:00:00 10/01/21` and `23:59:59 10/31/21`, All agencies matching `MPD`, All zones, All units, All tencodes matching `1066`, All shifts



CODE

DEPARTMENT

MONTHLY REPORT

December

2021

The Code Department of the City of Monroe respectfully submits this report to the Mayor and Council. It is the intent of this report to highlight statistics, specific job duties, and any job functions related to the Code Department during the time period of October 1, 2021 thru October 31, 2021.

Statistics:

- Total Calls: 852
- Total Minutes: 31:02:36
- Total Minutes/Call: 2:11
- Code Inspections: 154
- Total Permits Written: 81
- Amount collected for permits: \$31,551.76
- Check postings for General Ledger: 81

Business/Alcohol Licenses new & renewals: None

New Businesses: 5

- Ofagbor Tires – 442 N. Broad St. – change of ownership
- Unlimited Motorsports LLC – 333 Alcovy St Ste 8D
- Horatio’s Off The Grill – 407 N. Broad St. Ste A
- Worthy Clothing & Co. – 512 St Ives Walk – residential office only
- Salon C – 120 N. Wayne St

Closed Businesses: 8

- YCS Monroe – 2120 W. Spring St. – change of ownership
- On Time Cleaning Pros LLC- 427B Plaza Dr. – residential office only
- Holder Brothers Timberframes – 600 S. Broad St Ste 1-B&C – moved to county
- Georgia Reclaimed – 600 S. Broad St Ste 1-B&C – moved to county
- Carter’s Mobile Auto Detail – 1004 S. Broad St. – residential office only – never opened
- Goodwill of N. GA – 2120 W. Spring St Ste 1200
- Gerald Hale CPA – 304 Union St.
- Reddy Urgent Care – 500 Great Oaks Dr. Ste 9

Major Projects:

- Major Projects Permitted: None
- Major Projects Ongoing: Monroe Pavilion

Code Department:

- Receiving business license payments, affidavits and identification.
- Making numerous phone calls regarding insufficient paperwork
- Following up on unpaid business licenses
- Processing paperwork for alcohol licenses and special event permits
- Checking turn on list from utilities and contacting businesses that have not purchased business licenses
- Checking all businesses for delinquent city and county personal property taxes prior to accepting payments for licenses
- Researching state license requirements for businesses

- Updating spread sheets regarding business licenses, number of employees, E-Verify #'s etc.
- Applications for PTVR registrations and renewals
- Following up on golf cart permits that have not been renewed
- Communicating with Tyler for Incode problems and conversion to new software
- Verifying status for non-citizens thru the SAVE program
- Issuing permits for Building, Electrical, Plumbing and HVAC
- Receiving and preparing Rezones, variances, Conditional Uses, COA's, etc. for Meetings.
- Preparing and mailing letters to adjoining properties for Zoning Changes.
- Scheduling inspections for contractors.
- Preparing agenda items for Planning Commission and Historic Preservation Meetings.
- Scheduling Planning Commission and Historic Preservation meetings and attending
- Taking minutes for Planning & Zoning and Historic Preservation meetings and preparing them
- Taking and recording complaints.
- Researching Zoning Inquiries.
- Responding online inquiries.
- Cleaning up expired permits.
- Preparing all permit reports and copies of permit for County Tax Dept.
- Entering data for inspections being done into Incode software.
- Processing Open Records Requests

City Marshal:

- Patrolled city daily.
- Removed 66 signs from road way.
- 264 repair/cleanup orders and Re-inspections
- Transported city funds for deposit to banks daily.
- Investigated 2 utility tampering and theft cases. 9 citations
- Represented city in Municipal Court.
- 8 Hours POST training.

Historic Preservation Commission:

- Request for COA for Exterior changes—511 S. Madison Ave.—approved
- Request for COA for Rear addition on an Accessory Structure—602 E Church St.—approved
- Request for COA for a Fence—249 Boulevard—approved
- Request for COA for Exterior changes—615 E Church St.—approved
- Request for COA for Sign “Tacos N Beer”—116 N. Broad St.—Alternate design approved

Planning Commission:

- Rezone request—140 Blaine St from B-3 to PCD—Recommend approval
- Zoning Code Text Amendment #12—Recommend approval
- Request for COA for a Monument Sign—620 Unisia Dr—approved
- Request for COA for a Convenience Store with Fuel Pumps—1530 S. Broad St.—approved
- Request for COA for a Convenience Store with Fuel Pumps—511 N. Broad St.—approved
- Rezone request—SE corner of the intersection of Double Springs Ch Rd and Cedar Ridge Rd from R-1 to R-1A—tabled to December 21, 2021 meeting

4-Oct-21	104 Pine View Dr	junk vehicle	RC	18-Oct-21	closed
4-Oct-21	104 Pine View Dr	open outdoor storage	RC	18-Oct-21	closed
4-Oct-21	730 HW 138	tall grass/weeds	RC	18-Oct-21	closed
4-Oct-21	130 Sorrells St	tall grass/weeds	RC	18-Oct-21	closed
5-Oct-21	214 Glen Irus Dr	open outdoor storage	RC	19-Oct-21	closed
5-Oct-21	209 Glen Irus Dr	building materials, trash, yard debris	RC	19-Oct-21	closed
5-Oct-21	227 Glen Irus Dr	trash in yard	RC	19-Oct-21	closed
5-Oct-21	311 North Midland Ave	trash, furniture in yard	RC	19-Oct-21	closed
5-Oct-21	turner st parcel	RV parking	RC	19-Oct-21	closed
6-Oct-21	631A Birch St	junk vehicle	RC	20-Oct-21	closed
6-Oct-21	631A Birch St	vehicle parked on improper surface	RC	20-Oct-21	closed
6-Oct-21	317 Turner St	tall grass/weeds	RC	20-Oct-21	closed
6-Oct-21	319 North Madison Ave	tall grass/weeds	RC	20-Oct-21	closed
6-Oct-21	335 North Madison Ave	dead dying tree	RC	20-Oct-21	closed
7-Oct-21	132 Glen Irus Dr	tall grass/weeds	RC	21-Oct-21	closed
7-Oct-21	514 North View Dr.	trash, building materials in yard	RC	21-Oct-21	closed
7-Oct-21	637A Birch St	open outdoor storage/side back of house	RC	21-Oct-21	closed
7-Oct-21	210 Glen Irus Dr	tall grass/weeds	RC	21-Oct-21	closed
7-Oct-21	108 Glen Irus Dr	tall grass/weeds	RC	21-Oct-21	closed
8-Oct-21	516 Maple St	trash, furniture in yard	RC	22-Oct-21	closed
8-Oct-21	524 Maple St	trash, building materials in yard	RC	22-Oct-21	closed
8-Oct-21	523 Maple St	trash, building materials in yard	RC	22-Oct-21	closed
8-Oct-21	616 Maple St	trash in yard	RC	22-Oct-21	closed
8-Oct-21	510 Maple St	trash, furniture in yard	RC	22-Oct-21	closed
		Vacation 9 Oct 21 to 17 Oct 21			
18-Oct-21	309 Carwood Dr	vehicle parked on improper surface	RC	1-Nov-21	open
18-Oct-21	309 Carwood Dr	Junk vehicle	RC	1-Nov-21	open
18-Oct-21	314 Carwood Dr	vehicle parked on improper surface	RC	1-Nov-21	closed
18-Oct-21	263 Carwood Dr	trash, tires in yard	RC	1-Nov-21	closed
18-Oct-21	240 Carwood Dr	trash, furniture in yard	RC	1-Nov-21	closed
19-Oct-21	315 Carwood Dr	open outdoor storage	RC	2-Nov-21	open

19-Oct-21	321 Reed Way	tall grass and weeds	RC	2-Nov-21	closed
19-Oct-21	426 Edwards St	furniture in yard	RC	2-Nov-21	closed
19-Oct-21	242 North hammond dr	feather flag	RC	2-Nov-21	closed
19-Oct-21	423 North Broad St	tall grass and weeds	RC	2-Nov-21	closed
20-Oct-21	1002 Windsor Dr	furniture in yard	RC	3-Nov-21	closed
20-Oct-21	805 Windsor Dr	building materials in yard (garage door)	RC	3-Nov-21	closed
20-Oct-21	509 Northview Dr	vehicle parked on improper surface	RC	3-Nov-21	closed
20-Oct-21	631 Gatewood Way	tall grass and weeds	RC	3-Nov-21	closed
20-Oct-21	112 Ford St	furniture in yard	RC	3-Nov-21	closed
21-Oct-21	232 East marabel st	neighbrohood standards	citation		closed
21-Oct-21	232 East marabel st	exterior doors and frames	citation		closed
21-Oct-21	232 East marabel st	windows	citation		closed
21-Oct-21	232 East marabel st	exterior stairways decks porches	citation		closed
21-Oct-21	232 East marabel st	roofs	citation		closed
21-Oct-21	232 East marabel st	exterior walls	citation		closed
21-Oct-21	232 East marabel st	exterior surface treatment	citation		closed
21-Oct-21	232 East marabel st	trees, dead, dying, damaged	citation		closed
21-Oct-21	232 East marabel st	tall grass and weeds	citation		closed
22-Oct-21	1003 East Spring St	tall grass and weeds	RC	5-Nov-21	closed
25-Oct-21	527 Walton Rd	vehicle parked on improper surface	RC	8-Nov-21	closed
25-Oct-21	519 Walton Rd	tall grass and weeds	RC	8-Nov-21	closed
25-Oct-21	507 Walton Rd	tall grass and weeds	RC	8-Nov-21	closed
25-Oct-21	1006 Windsor Dr	tall grass and weeds	RC	8-Nov-21	closed
26-Oct-21	632 Lakeview Dr	trash, furniture in yard	RC	9-Nov-21	closed
26-Oct-21	623 Lakeview Dr	tall grass and weeds	RC	9-Nov-21	closed
26-Oct-21	242 North hammond dr	tall grass and weeds	RC	9-Nov-21	closed
26-Oct-21	405 North Broad St	tall grass and weeds	RC	9-Nov-21	closed
27-Oct-21	228B Tanglewood Dr	vehicle parked on improper surface	RC	10-Nov-21	closed
27-Oct-21	221A Tanglewood Dr	trash, furniture in yard	RC	10-Nov-21	closed
27-Oct-21	221B Tanglewood Dr	vehicle parked on improper surface	RC	10-Nov-21	closed
27-Oct-21	200A Tanglewood Dr	trash, furniture in yard	RC	10-Nov-21	closed
28-Oct-21	615 East Spring St	trash, furniture in yard	RC	11-Nov-21	closed
28-Oct-21	299 Tanglewood Dr	trash, furniture in yard	RC	11-Nov-21	open
28-Oct-21	136B Tanglewood Dr	vehicle parked on improper surface	RC	11-Nov-21	closed

28-Oct-21	125A Tanglewood Dr	vehicle parked on improper surface	RC	11-Nov-21	closed
29-Oct-21	232B Tanglewood Dr	open outdoor storage	RC	12-Nov-21	closed
29-Oct-21	222A Tanglewood Dr	vehicle parked on improper surface	RC	12-Nov-21	closed
29-Oct-21	226B Tanglewood Dr	vehicle parked on improper surface	RC	12-Nov-21	closed
29-Oct-21	340A Tanglewood Dr	furniture in yard	RC	12-Nov-21	closed

10/4/2021	425 MAGNOLIA ST.	JUNK/TRASH IN YARD	R/C	10/19/2021	CLEANED
10/4/2021	516 HARRIS ST.	JUNK VEHICLE IN YARD	R/C	10/19/2021	MOVED
10/4/2021	709 W. CREEK CIR.	JUNK IN YARD	R/C	10/19/2021	CLEANED
10/4/2021	716 W. CREEK CIR.	VEHICLE PARTS, VEHICLE PARKED IN YARD	R/C	10/19/2021	CLEANED
10/4/2012	604 ASH ST.	TRASH IN YARD	R/C	10/19/2021	CLEANED
10/5/2021	105 VINE ST.	JUNK VEHICLES BEHIND BUILDING	R/C	10/20/2021	CLEANED
10/5/2021	113 VINE ST.	VEHICLES PARKED ON GRASS	R/C	10/20/2021	CLEANED
10/6/2021	312 S. BROAD ST.	OVER GROWN VEGETATION	R/C	10/20/2021	CUT
10/6/2021	312 S. BROAD ST.	BROKEN FENCE	R/C	10/20/2021	WORK ORDER IN PROCESS
10/6/2021	1010 ALCOVY ST.	JUNK IN YARD	R/C	10/20/2021	WORKING WITH OWNER
10/6/2021	1205 S. BROAD ST.	TALL GRASS/WEEDS	R/C	10/20/2021	CUT
10/6/2021	407 WALL ST.	TRASH IN YARD	R/C	10/20/2021	CLEANED
10/6/2021	1002 LACY ST.	HOT WATER HEATER IN YARD	R/C	10/20/2021	MOVED
10/7/2021	207 COLQUITT ST.	JUNK N YARD	R/C	10/21/2021	CLEANED
10/7/2021	810 DAVIS ST.	TALL GRASS/WEEDS	R/C	10/21/2021	CUT
10/7/2021	803 DAVIS ST.	TALL GRASS/WEEDS	R/C	10/21/2021	CUT
10/7/2021	501-A PINEPARK ST.	TALL GRASS/WEEDS	R/C	10/21/2021	CUT
10/8/2021	503 WASHINGTON ST.	TALL GRASS/WEEDS	R/C	10/22/2021	CUT
10/8/2021	1205 S. BROAD ST.	TALL GRASS/WEEDS	R/C	10/22/2021	CUT
10/11/2021	230.5 DOUGLAS ST.	TALL GRASS/WEEDS	R/C	10/26/2021	CUT
10/11/2021	225.5 DOUGLAS ST.	TALL GRASS/WEEDS	R/C	10/26/2021	CUT
10/11/2021	1435 CREEK VIEW DR.	TALL GRASS/WEEDS	R/C	10/26/2021	CUT
10/11/2021	209 WALKER DR.	TALL GRASS/WEEDS	R/C	10/26/2021	CUT
10/11/2021	215 WALKER DR.	TALL GRASS/WEEDS	R/C	10/26/2021	CUT
10/12/2021	717 DAVIS ST.	JUNK/TRASH IN YARD	R/C	10/27/2021	CLEANED
10/12/2021	707 DAVIS ST.	JUNK/TRASH IN YARD	R/C	10/27/2021	CLEANED
10/13/2021	443 BRIDGEPORT PL.	TALL GRASS/WEEDS	R/C	10/28/2021	CUT
10/13/2021	235 W. FAMBROUGH ST.	TALL GRASS/WEEDS	R/C	10/28/2021	CUT
10/13/2021	919 ELM DR.	TRASH IN YARD	R/C	10/28/2021	CLEANED
10/13/2021	416 SPRING PL.	TALL GRASS/WEEDS	R/C	10/28/2021	CUT
10/14/2021	240 CARWOOD DR.	TALL GRASS WEEDS	R/C	10/29/2021	CUT
10/14/2021	237 CARWOOD DR.	JUNK VEHICLE IN YARD	R/C	10/29/2021	MOVED
10/15/2021	727 W. CREEK CIR.	TRASH IN YARD	R/C	10/30/2021	CLEANED
10/15/2021	612 HARRIS ST.	TALL GRASS/WEEDS	R/C	10/30/2021	CUT
10/15/2021	712 LACY ST.	TRASH IN YARD	R/C	10/30/2021	CLEANED
10/15/2021	735 LACY ST.	JUNK VEHICLE IN YARD	R/C	10/30/2021	MOVED

10/15/2021	221 S. MIDLAND AVE.	CAMPER PARKED AT BUSINESS	R/C	10/30/2021	WORKING WITH OWNER
10/18/2021	803 DAVIS ST.	TALL GRASS/WEEDS	R/C	11/2/2021	CUT
10/18/2021	724 DAVIS ST.	JUNK/TRASH IN YARD	R/C	11/2/2021	CLEANED
10/18/2021	707 DAVIS ST.	JUNK/TRASH IN YARD	R/C	11/2/2021	CLEANED
10/19/2021	123 4TH ST.	TRASH/OLD WOOD	R/C	11/3/2021	REMOVED
10/19/2021	454 GLENWOOD DR.	TALL GRASS/WEEDS	R/C	11/3/2021	CUT
10/19/2021	209 WALKER DR.	JUNK ITEMS IN YARD	R/C	11/3/2021	REMOVED
10/20/2021	711 DAVIS ST.	JUNK/TRASH IN YARD	R/C	11/4/2021	CLEANED
10/20/2021	1304 CREEKVIEW DR.	JUNK VEHICLE PARKED ON STREET.	R/C	11/4/2021	REMOVED
10/20/2021	611 DAVIS ST.	TALL GRASS/WEEDS	R/C	11/4/2021	CUT
10/20/2021	639-A MILL STONE BLUFF.	JUNK IN YARD	R/C	11/4/2021	CLEANED
10/20/2021	639-B MILL STONE BLUFF.	JUNK IN YARD	R/C	11/4/2021	CLEANED
10/21/2021	1214 S. BROAD ST.	TALL GRASS/WEEDS	R/C	11/5/2021	CUT
10/21/2021	1227 S. BROAD ST.	TRASH IN YARD	R/C	11/5/2021	CLEANED
10/22/2021	651 MICHAEL CIR.	TALL GRASS/WEEDS	R/C	11/6/2021	CUT
10/22/2021	416 SHAMROCK DR.	TALL GRASS/WEEDS	R/C	11/6/2021	CUT
10/22/2021	559 MICHAEL CIR.	OLD WOOD, IN YARD	R/C	11/6/2021	WORKING WITH OWNER
10/22/2021	734 OVERLOOK CR.	WOOD,TRASH ON YARD	R/C	11/6/2021	CLEANED
10/22/2021	721 OVERLOOK CR.	TALL GRASS/WEEDS	R/C	11/6/2021	CUT
10/25/2021	106 NORRIS ST.	TALL GRASS/WEEDS	R/C	11/9/2021	CUT
10/25/2021	412 SHAMROCK DR.	JUNK VEHICLE IN YARD	R/C	11/9/2021	MOVED
10/26/2021	1317 S. MADISON AVE.	JUNK VEHICLE IN YARD	R/C	11/10/2021	MOVED
10/27/2021	520 CHESTNUT LN.	OLD CARPIT IN YARD	R/C	11/11/2021	MOVED
10/27/2021	1210 CLAYWILL CIR.	TRASH IN YARD	R/C	11/11/2021	CLEANED
10/27/2021	1006 CHURCH ST.	JUNK VEHICLE IN YARD	R/C	11/11/2021	MOVED
10/29/2021	671 MICHAEL CIR.	TIRES IN YARD	R/C	11/13/2021	REMOVED
10/29/2021	709 BREEDLOVE DR.	FEATHER FLAGS	R/C	11/13/2021	
10/29/2021	690 UNISIA DR.	FEATHER FLAGS	R/C	11/13/2021	REMOVED
10/29/2021	516 FOREST ST.	JUNK IN BACK YARD	R/C	11/13/2021	WORKING WITH OWNER

Economic Development November Report:

- Magical Lights & Candlelight Shopping Evenings
- Farm to Table Fundraiser
- Bicentennial Celebrations
- Christmas Parade
- Comprehensive Plan Process
- Historic Resources Survey underway - monroega.com/historicsurvey



Upcoming Events:

DDA/CVB Board Meetings - Thursday, December 9th, 8:00 at City Hall

Candlelight Shopping - December 9th & 16th

Live Nativity - December 20th to 24th, presented by Lighthouse World Outreach Center

Ongoing Tasks:

- DCA Main Street compliance
- City Branding Effort
- Retail Recruitment & Retention
- Visitors Center - open to the public

PARKS PROJECTS & UPDATES – DECEMBER 2021

PILOT PARK

Pilot Park will see the addition of a restroom later in early 2022, depending on delivery dates. The lower area drainage improvements and adjustments to alleviate standing water and drainage



issues is complete. New mulch was installed for a catalogue photoshoot by PlaySouth/Burke Playground Equipment companies for 2022. Also, the retaining wall for the small parking area has been replaced. The total cost of the improvements made to Pilot Park are approximately \$336,467. Monthly cleaning is also continuing to keep the equipment sanitized and clean for all patrons.

CHILDERS PARK

Bridge repairs were completed in the park ahead of the Parade of Lights for Christmas, which is now open. New mulch was put in place during the early weeks of November.

MATHEWS PARK

The second phase of renovations/additions for the rehabilitation work of paving/parking, shade structures, pavilions, additional signage, disc golf renovations, fencing, and other amenities is in process. Additional equipment, seating, shade structures, trash receptacles, restroom, and signage are all on order and/or in production. The replacement of a pavilion and addition of another pavilion was approved by Council in September. Construction is currently situated for late winter or early spring with a delay in materials. Paving will take place in the spring of 2022



based on pavilion builds and restroom installation so as not to damage any new asphalt. A study of the pond wildlife and dam was completed on

October 20th with results still being put together in an overall assessment report. The total cost of the Phase I improvements made to Mathews Park are approximately \$165,510. Phase II is approved at an additional cost of \$300,000 for improvements and additions.



To: Planning and Zoning / City Council
From: Patrick Kelley
Department: Planning, Zoning, Code and Development
Date: 11-08-2021
Description: **REZONE CASE #:** 343, Applicant Patricia Goga, Lot 16 of Meadowbrook Estates, 0 Oakland Ridge. Requesting a rezone from R1 county to R1 City. The owners are petitioning for a rezone of this property in conjunction with an annexation request in order to combine all of their properties inside the City.

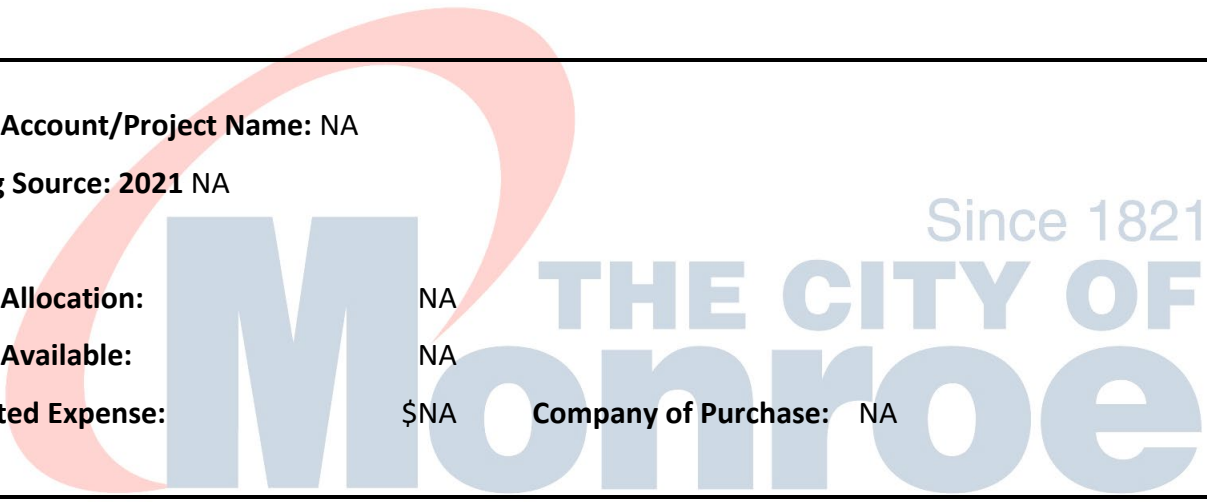
Budget Account/Project Name: NA

Funding Source: 2021 NA

Budget Allocation: NA

Budget Available: NA

Requested Expense: \$NA **Company of Purchase:** NA



Recommendation: Staff recommends approval of this rezone request as submitted without conditions.

Background: The applicant is requesting approval of a rezone in order to combine their properties together onto one lot. The subject property is currently located in unincorporated Walton County. An annexation request to bring the property into the City was submitted along with this rezone request. The property is currently developed with a shed, gazebo, and garden. The applicant is requesting a rezone to the R-1 (Large Lot Residential District) in order to combine their existing R-1 property inside the City with their unincorporated property.

Attachment(s): Application, Staff report and Supporting documentation.



**Planning
City of Monroe, Georgia
REZONE STAFF REPORT**

APPLICATION SUMMARY

REZONE CASE #: 343

DATE: November 5, 2021

STAFF REPORT BY: Brad Callender, City Planner

APPLICANT NAME: Patricia Goga

PROPERTY OWNER: Patricia Diane Goga & Christopher Paul Goga

LOCATION: South side of Oakland Ridge – Lot 16 Meadowbrook Estates

ACREAGE: ±0.720

EXISTING ZONING: R-1 (Walton County – Single-Family Residential District)

EXISTING LAND USE: Gazebo, garden, and shed

ACTION REQUESTED: Rezone (Walton County) R-1 to R-1 (City of Monroe – Large Lot Residential District)

REQUEST SUMMARY: The owners are petitioning for a rezone of this property in conjunction with an annexation request in order to combine all of their properties inside the City.

STAFF RECOMMENDATION: Staff recommends approval of this rezone request as submitted without conditions.

DATES OF SCHEDULED PUBLIC HEARINGS

PLANNING COMMISSION: November 16, 2021

CITY COUNCIL: December 14, 2021

REQUEST SUMMARY

REZONE REQUEST SUMMARY:

The applicant is requesting approval of a rezone in order to combine their properties together onto one lot. The subject property is currently located in unincorporated Walton County. An annexation request to bring the property into the City was submitted along with this rezone request. The property is currently developed with a shed, gazebo, and garden. The applicant is requesting a rezone to the R-1 (Large Lot Residential District) in order to combine their existing R-1 property inside the City with their unincorporated property.

PROPOSED PROJECT SUMMARY:

- Rezone of unincorporated lot inside Meadowbrook Estates, to be combined with property owner’s existing lot inside the City
 - Lot Size – 31,388 Sf (0.72 Acres)
 - Existing Neighborhood – Meadowbrook Estates
 - Lot Info – Lot 16 of Meadowbrook Estates

STAFF ANALYSIS

THE ANALYSIS OF THE APPLICATION IS MADE BASED UPON THE “STANDARDS FOR ZONING MAP AMENDMENT APPLICATION DECISIONS” AS SET FORTH IN SECTION 1421.8 OF THE *CITY OF MONROE ZONING ORDINANCE*.

- (1) The location, present use, and zoning classification of the subject property, and its suitability and economic viability for use as currently zoned:** The property is a partially developed lot located in unincorporated Walton County. The property is currently zoned R-1 (Single-Family Residential District) in Walton County. The property is an existing lot located in the Meadowbrook Estates subdivision. The property is owned by the owner of an adjoining lot located inside the City boundary. The property owner would like to annex the property into the City, and rezone the property with the same zoning as their existing lot. After annexing the property into the City, the property owner would like to combine their existing residential lot to the annexed lot. Currently, this is not possible with one lot inside the City and the other lot is in unincorporated.
- (2) The proposed use and zoning classification of the subject property:** The applicant is requesting the rezone to R-1 (Large Lot Residential District) to allow for the combination of their City and unincorporated Walton County properties.
- (3) The existing land uses and zoning classification of nearby property, whether the zoning proposal seeks a use consistent with the use and development of adjacent and nearby property, and to what extent the zoning proposal will adversely affect adjacent or nearby property:** The requested R-1 (Large Lot Residential District) zoning is identical to other City properties located inside the Meadowbrook Estates subdivision. The requested annexation and rezone should have no adverse effects on any neighboring property.
- (4) Whether the zoning proposal will result in a use which could adversely affect existing infrastructure including without limitation streets, transportation facilities, utilities, schools, police and fire protection, and municipal personnel:** The requested annexation and subsequent rezone are for an existing lot inside the Meadowbrook Estates subdivision. The requested rezone should have absolutely no impact on existing infrastructure or City services.
- (5) Whether the zoning proposal is consistent with the Comprehensive Plan:** The Future Land Use Map designates this property under the category of Residential. This rezone request is consistent with the intent of the Future Land Use Map.
- (6) Whether there are other factors or existing or changing conditions regarding the use and development of the property which give supporting grounds for either approval or disapproval of the zoning proposal:** The intent of this rezone request is to allow the property owner to combine both of their properties together as one parcel inside the City.

STAFF RECOMMENDATION

Based upon the City Council’s policies, decision making criteria and standards outlined in the Zoning Ordinance of the City of Monroe, staff recommends approval of the requested rezone as submitted without conditions.



City of Monroe

215 N. Broad Street
 Monroe, GA 30655
 (770) 207-4674

REZONE & ANNEXATION PERMIT

PERMIT #:	343	DESCRIPTION:	REZONING & ANNEXATION
JOB ADDRESS:	0 OAKLAND RIDGE	LOT #:	
PARCEL ID:	NM09B033	BLK #:	
SUBDIVISION:		ZONING:	County R-1
ISSUED TO:	Patricia Goga	CONTRACTOR:	Patricia Goga
ADDRESS:	1167 Golfview Ter	ADDRESS:	1167 Golfview Ter
CITY, STATE ZIP:	Monroe GA 30655	CITY, STATE ZIP:	Monroe GA 30655
PHONE:		PHONE:	
PROP. USE:	RESIDENTIAL	DATE ISSUED:	10/29/2021
VALUATION:	\$ 0.00	EXPIRATION:	4/27/2022
SQ FT:	0.00	PERMIT STATUS:	O
OCCP TYPE:		# OF BEDROOMS	
CNST TYPE:		# OF BATHROOMS	
INSPECTION REQUESTS:	770-207-4674 lwilson@monroega.gov	# OF OTHER ROOMS	

FEE CODE	DESCRIPTION	AMOUNT
PZ-01	SINGLE FAMILY REZONE OR VAR REQUEST	\$ 100.00
FEE TOTAL		\$ 100.00
PAYMENTS		\$ -100.00
BALANCE		\$ 0.00


NOTES:

The Planning Commission will hear this request for a Rezone and Annexation of the property located at 0 Oakland Ridge, tax parcel NM09B033 on November 16, 2021 at 5:30pm and The Mayor and City Council will hear this request on December 14, 2021 at 6:00ppm. Both meeting will be held in the City Council Chambers at City Hall, located at 215 N. Broad St Monroe, GA 30655.

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS STARTED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.


 (APPROVED BY)

10/29/21
 DATE

REZONE APPLICATION FORM

PERMIT NUMBER _____

- I. LOCATION Lot #16 B Meadowbrook Estates, Oakland Ridge, Monroe
 COUNCIL DISTRICT 6
 MAPNUMBER _____
 PARCEL NUMBER NM09B033
- II. PRESENT ZONING R1 REQUESTED ZONING R1
- III. ACREAGE .34 PROPOSED USE Accessory
- IV. OWNER OF RECORD Patricia Diane Goga & Christopher Paul Goga
 ADDRESS 1167 Golfview Ter., Monroe, Ga 30655-2232

RECEIVED
10/5/21
#343

PHONE NUMBER 770-207-7115 Email diane.goga@outlook.com

The following information must be supplied by the applicant. (attach additional pages if needed)

- V. ANALYSIS:
 1. A description of all existing uses and zoning of nearby property
Residential R1
 2. Description of the extent to which the property value of the subject property is diminished by the existing zoning district classification None
 3. The existing value of the property contained in the petition for rezoning under the existing zoning classification Current year fair market value from tax statement \$33,000
 4. The value of the property contained in the application for rezoning under the proposed zoning Classification Same \$33,000
 5. A description of the suitability of the subject property under the existing zoning classification
Accessory Building; to combine with existing residence.
 6. A description of the suitability of the subject property under the proposed zoning classification of the property
Subject property will be combined with existing residence.

Rezoning Application
Page Two (2)

- 7. A description of any existing use of property including a description of all structures presently occupying the property Gazebo, garden and shed.

- 8. The length of time the property has been vacant or unused as currently zoned _____
The lot has been used only as a garden unqualified-vacant

- 9. A detailed description of all efforts taken by the property owner(s) to use the property or sell the property under the existing zoning classification Continue to use as a garden.

Applications found to be incomplete or incorrect will be rejected. See the attached calendar for deadline dates. It is the responsibility of the applicant and not the staff to ensure that a complete and accurate application is submitted.

LEGAL DESCRIPTION OF PROPERTY

LEGAL DESCRIPTION
1167 Golfview Terrace, Monroe, Georgia 30655

All that tract or parcel of land lying and being in Land Lot 33, 3rd District, Walton County, Georgia, and being more particularly described as follows:

Beginning at a 1-inch crimp top pipe found on the Easterly right-of-way of Golfview Terrace, said point being 229.41 feet as measured on a Southerly direction from the intersection of said right-of-way and the Southwesterly right-of-way of Oakland Ridge; thence leaving said right-of-way of Golfview Terrace South 67°48'20" East a distance of 56.31 feet to a valve found; thence South 34°40'46" East a distance of 99.25 feet to a ¾ inch rebar found; thence North 55°06'00" East a distance of 149.84 feet to a ¾ inch open top pipe found on the Southwesterly right-of-way of Oakland Ridge; thence along said right-of-way South 34°02'42" East a distance of 99.99 feet to a ½ inch rebar found; thence leaving said right-of-way South 55°07'27" West a distance of 148.54 feet to a ¾ inch open top pipe found; thence North 72°32'46" west a distance of 211.86 feet to a 1-inch open top pipe found on the Easterly right-of-way of Golfview Terrace; thence along said right-of-way North 16°43'41" East a distance of 126.77 feet to THE TRUE POINT OR PLACE OF BEGINNING.

Said tract or parcel of land containing 0.720 acres.

Rezoning Application
Page Three (3)

Wherefore, applicant prays that the procedures incident to the presentation of this petition be taken, and the property be rezoned accordingly.

Owner of property (signature) Patricia W. Isaga Christopher P. Goggin
Address 1167 Golfview Ter., Monroe, Ga. 30655
Phone Number 770-207-7115

Attorney/Agent (signature) _____
Address _____
Phone Number _____

Personally appeared before me the above applicant named Patricia Isaga who on oath says that he/she is the applicant for the foregoing, and that all the above statements are true to the best of his/her knowledge.

Laura E. Wilson (Notary Public) 10/15/2021 (Date)

My Commission Expires August 15, 2023



Rezoning Application
Page Four (4)

What method of sewage disposal is planned for the subject property?

_____ Sanitary Sewer _____ Septic Tank

The following information must be included in the application material requesting an annexation or zoning change from County _____ to City _____ located at Lot #16 B Oakland Ridge, Monroe, Ga., containing .34 acre(s), property owner being Patricia Diane Goga & Christopher Paul Goga filed on _____.

CHECK LIST - APPLICATION MATERIAL

- Application Fee (\$100.00 Application Fee Single Family Rezoning)
(\$300.00 Application Fee Multi Family Rezoning)
(\$200.00 Application Fee Commercial Rezoning)
(Application fee For Annexation is the same as a Rezone)
- The completed application form (one original with original signatures)
- Special Conditions made part of the rezoning/annexation request
- Legal Description
- Survey plat of property showing bearings and distances and:
 - abutting property owners
 - the zoning of abutting property
 - the current zoning of the subject property
- Development Plan (two full size and one 11x17)
- Site plan of the property at an appropriate scale
 - the proposed use
 - internal circulation and parking (proposed number of parking spaces)
 - landscaping minimum square footage of landscaped area
 - grading
 - lighting
 - drainage (storm water retention structures)
 - amenities (location of amenities)
 - buildings (maximum gross square footage and height of structures)
 - buffers
 - Additional information that may be required by the Code Enforcement Officer:

Monroe Utilities Network Availability Letter

Application Material-Section 1421.4 of the Zoning Ordinance outlines the specific items to be included on the site plan:

Rezoning Application

Page five (5)

For any application for P, B-1, B-2, B-3 or M-I districts the site plan shall identify: (circle the appropriate district applied for)

- the maximum gross square footage of building area
- the maximum lot coverage of building area
- the minimum square footage of landscaped area
- the maximum height of any structure
- the minimum square footage of parking and drive areas
- the proposed number of parking spaces

For any application for the R-1/R-1A, R-2 or MH districts the site plan shall additionally identify: (circle the appropriate district applied for)

- the maximum number of residential dwelling units
- the minimum square footage of heated floor area for any residential dwelling unit
- the maximum height of any structure
- the minimum square footage of landscaped area
- the maximum lot coverage of building area
- the proposed number of parking spaces
- on all rezoning applications a revised site plan to be approved at a later date by the Mayor and City Council may be required
- yes no Applicant site plan indicates a variance requested
- for any application for multi-family residential uses, the site plan shall also identify the maximum height of any structure, location of amenities, and buffer areas: and,
- any other information as may be reasonably required by the Code Enforcement Officer.

Any applicant requesting consideration of a variance to any provision of the zoning ordinance as shown on the required site plan shall identify the variance(s) and identify for each variance shown the following information which shall confirm that the following condition(s) exist:

1. Any information which identifies that there are extraordinary and exceptional conditions pertaining to the particular piece of property in question because of its size, shape or topography that are not applicable to other lands or structures in the same district.
2. Any information whereby a literal interpretation of the provisions of this Ordinance would deprive the applicant of rights commonly enjoyed by other properties of the district in which the property is located.
3. Any information supporting that granting the variance requested will not confer upon the property of the applicant any special privileges that are denied to other properties of the district in which the applicant's property is located.
4. Information clearly showing that the requested variance will be in harmony with the purpose and intent of this Ordinance and will not be injurious to the neighborhood or to the general welfare.
5. Information that the special circumstances are not the result of the actions of the applicant.
6. A description of how the variance requested is the minimum variance that will make possible the legal use of the land, building, or structure in the use district proposed.
7. Information indicating the variance is not a request to permit a use of land, buildings, or structures, which are not permitted by right in the district involved.

Rezoning Application

Page six (6)

COMMENTS

Disclosure of Campaign Contributions and/or gifts:

Each applicant has the duty of filing a disclosure report with the City if a contribution or gift totaling two hundred and fifty dollars (\$250.00) or more has been given to an official of the City of Monroe within the last two (2) years. The filing shall be within ten (10) days after the application is made, and in the case of a supporter or opponent, filing shall be at least five (5) days before the first public hearing.

I hereby withdraw the above application: Signature: _____ Date: _____

PETITION REQUESTING ANNEXATION
CITY OF MONROE, GEORGIA

Date: 5 October 2021

TO THE HONORABLE CITY COUNCIL OF THE CITY OF MONROE, GEORGIA

- 1. The undersigned, as owner of all real property of the described herein, respectfully request that the City Council annex this territory to the City of Monroe, Georgia, and extend the City boundaries to include the same.
- 2. The territory to be annexed abuts the existing boundary of Monroe, Georgia, and the description of such territory area is as follows:

Address/Location of Property: Lot #16 B Meadowbrook Estates, Oakland Ridge, Monroe, 30655

Tax Map Number: NM09B033

See Attached Legal Description and Boundary Survey.

- 3. It is requested that this territory to be annexed shall be zoned R1 for the following reasons: To combine two existing lots together into one city lot.
- _____
- _____
- _____

WHEREFORE, the Petitioners pray that the City Council of the City of Monroe, Georgia, pursuant to the provisions of the Acts of the General Assembly of the State of Georgia, Georgia Laws, do by proper ordinance annex said property to the City Limits of the City of Monroe, Georgia.

Respectfully Submitted,

Patricia Diane Goga and Christopher Paul Goga

Patricia Diane Goga

Christopher Paul Goga

Owners Address: 1167 Golfview Ter.

Monroe, Ga. 30655-2232



Date: September 30, 2021

In Re: Utilities

To Whom It May Concern:

The City of Monroe offers five different utilities in our service territory. The five utilities are: electricity, natural gas, water, wastewater and telecommunication.

The utilities checked below are available at Parcel NM09B033, in the City of Monroe, Georgia.

- ELECTRICITY
- NATURAL GAS
- WATER
- WASTEWATER
- TELECOMMUNICATION

Please contact our office for any additional information needed. We look forward to serving your utility needs.

Vashon Suggs-Hill

 City of Monroe

215 North Broad Street • Post Office Box 725 • Monroe, Georgia 30655
 Telephone 770-267-3429 • customerservice@monroega.gov



215 North Broad Street
Monroe, GA 30655
Tel (770) 267-3429
Fax (770) 267-3698

Receipt Number: R00288548

Cashier Name: LAURA WILSON

Terminal Number: 34

Receipt Date: 10/29/2021 12:43:29 PM

159

Transaction Code: BP - Building Projects Payment

Name: Goga, Patricia **\$100.00**

Total Balance Due: **\$100.00**

Payment Method: Check Payn Reference: 4885

Amount: \$100.00

Total Payment Received: **\$100.00**

Change: **\$0.00**



CODE DEPARTMENT

October 19, 2021

Walton County Board of Commissioners
303 S. Hammond Dr.
Suite 330
Monroe, GA 30655

RE: Annexation and rezone of Parcel NM09B033

Dear Commissioners,

Please be advised that the City of Monroe, Georgia by the authority vested in the Mayor and City Council of the City of Monroe, Georgia, by Article 2, Chapter 36, Title 36 of the Official Code of Georgia Annotated, intends to annex the property hereinafter described by ordinance at a regular meeting of the Mayor and City Council.

This letter has been sent to you by certified mail, return receipt requested, within five (5) business days of acceptance of an application for annexation, a petition of annexation, or upon the adoption of a resolution for annexation by the City of Monroe in accordance with O.C.G.A. § 36-36-6 and O.C.G.A. § 36-36-9. This letter also serves as notice of the application for zoning or rezoning in accordance with O.C.G.A. § 36-36-111, of the proposed zoning and land use for such annexed property.

See Exhibit "A" attached.

Pursuant to O.C.G.A. § 36-36-7 and O.C.G.A. § 36-36-9, you must notify the governing authority of the City of Monroe, in writing and by certified mail, return receipt requested, of any county facilities or property located within the property to be annexed, within five (5) business days of receipt of this letter.

Additionally, in accordance with O.C.G.A. § 36-36-11, a public hearing on the property to be annexed as R-1 City will be held on November 16, 2021 at 215 N. Broad St. If the county has an objection under O.C.G.A. § 36-36-113, in accordance with the objection and resolution process, you must notify Patrick Kelley with in thirty (30) calendar days of the receipt of this notice.

Sincerely,

Laura Wilson
Code Department Assistant

THIS BLOCK RESERVED FOR THE CLERK OF THE SUPERIOR COURT

AREA
 7.720 ACRES
 31,388 SQ. FEET

SCALE: 1" = 30'

OWNER CONTRACT INFORMATION:
 OWNER: PATRICIA D. AND CHRISTOPHER P. GOGA
 ADDRESS: 1167 COLANNEY TERRACE, MONROE, GA 30655
 PHONE: 770-482-2232

FLOOD HAZARD STATEMENT:
 THIS PROPERTY DOES NOT LIE WITHIN THE 1% ANNUAL FLOOD (100-YEAR FLOOD) FLOODPLAIN AS SHOWN ON THE 1:25,000 SCALE FIRM (FEDERAL INUNDATION MAP NO. 13229C 0158E, DATE OCTOBER 6, 2016)

SURVEYORS CERTIFICATION:
 As required by subsection (g) of O.C.G.A. section 15-5-67, this plat has been prepared by a Licensed Professional Surveyor who is duly qualified by education, training, and experience to perform the duties of a Surveyor. The survey was conducted in accordance with the standards of the Surveying Board of Professional Engineers and Surveyors of the State of Georgia. The survey was conducted on 10/04/2021.
 Date: 10/04/2021
 License # 2887
 James A. Jacobs

PURPOSE:
 FOR THE PURPOSES OF RECORDING THIS PLAT INTO THE CITY OF MONROE

NOTE:
 THIS PLAT IS TO BE COULDED

NOTES:
 FIELD INFORMATION FOR THIS SURVEY WAS OBTAINED FROM A SECOND THEODOLITE AND AN ELECTRONIC DISTANCE METER. ALL MEASUREMENTS WERE MADE TO THE CENTER OF THE PLATED POINTS. THIS MAP IS BASED ON THE SURVEY OF THE PLATED POINTS OF ONE FOOT IN 11,008 FEET AND AN ANGULAR ERROR OF 02 SECONDS PER STATION. ALL MEASUREMENTS WERE MADE BY LEAST SQUARES. THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 158,939 FEET. ALL IRON PINS LOCATED AS SET OR FOUND UNLESS OTHERWISE NOTED (ACT 1/2" REBAR W/ CAP)

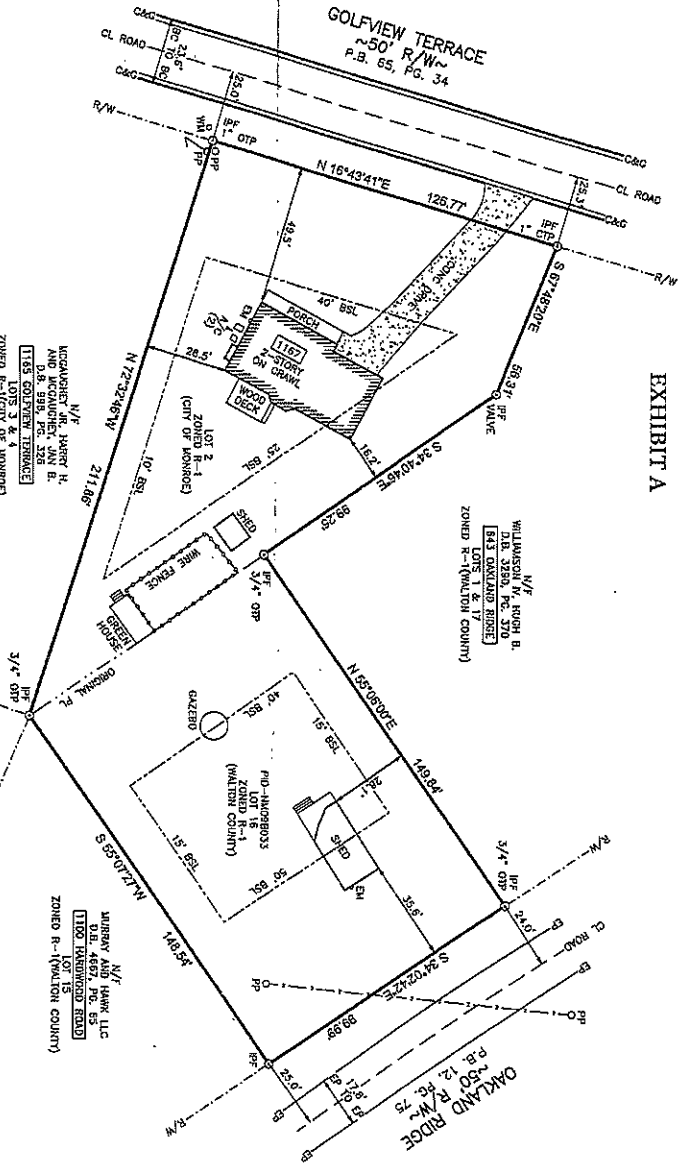


LEGEND

A/C	AIR CONDITIONING
M/C	MACHINERY COMPENSATION
BC	BACK OF CURB
BL	BUILDING
BSL	BUILDING SETBACK LINE
CONC	CONCRETE
CON	CONCRETE
CM	COMMON
CU	CURB
EA	ELECTRIC METER
EM	EDGE OF PAVED DRIVE WAY
EP	EDGE OF DRIVE
FR	1/2" REBAR W/ CAP
FT	1/2" REBAR W/ CAP
GP	GRASS
HT	HIGH TOP PIPE
IP	INTERIOR FINISH LINE
PP	POWER POLE
PL	PLAT BOOK
PG	PAGE
PG	PAGE
WA	WATER METER
WA	OVERHEAD UTILITY LINES

ZONING INFORMATION:
 ZONING PER WALTON COUNTY, GA
 BUILDING SETBACK REQUIREMENTS:
 FRONT - 10'
 REAR - 10'
 ZONING PER CITY OF MONROE, GA
 BUILDING SETBACK REQUIREMENTS:
 SIDE - 10'
 REAR - 25'

NOTES:
 IN MY OPINION THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE REQUIREMENTS AND RECOMMENDATIONS OF THE LAW.
 THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR PERSONS NAMED HEREON AND NO WARRANTIES OR REPRESENTATIONS ARE MADE BY ME TO ANY OTHER PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.
 NOTE: CERTIFICATION TO SUCCESSORS AND/OR ASSIGNS EXTENDED TO ONLY ONE YEAR AFTER DATE OF SURVEY.
 THIS SURVEY WAS PREPARED IN CONFORMANCE WITH THE TECHNICAL STANDARDS FOR PROFESSIONAL SURVEYING IN GEORGIA AS SET FORTH IN CHAPTER 180-1 OF THE RULES OF PROFESSIONAL SURVEYING AND AS SET FORTH IN CHAPTER 180-1 OF THE RULES OF PROFESSIONAL SURVEYING AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 15-5-67.



LEGAL REFERENCES
 D.B. 4381, P.C. 444
 D.B. 4381, P.C. 450
 P.B. 12, P.G. 75

UTILITY PROTECTION CENTER
 IF YOU ARE GEORGIA, CALL US FIRST!
 811
 IT'S THE LAW
 THREE WORKING DAYS BEFORE YOU DIG

CERTIFICATION OF APPROVAL FOR RECORDING:
 THE FOLLOWING GOVERNMENTAL BODIES HAVE APPROVED THIS PLAT, MAP, OR PLAN FOR FILLS:
 DIRECTOR, WALTON COUNTY PLANNING & DEVELOPMENT DEPT.
 DATE _____

PROJECT DESCRIPTION:
 COOPERATION PLAT FOR
 PATRICIA D. AND CHRISTOPHER P. GOGA
 1167 COLANNEY TERRACE - MONROE, GEORGIA 30655 & PIB-14M090033
 LOT 2 & 16, SECTION 8, MONROE COUNTY, GEORGIA
 COUNTY: WALTON
 SECTION: TOWN 5140, 418

ADAM & LEE LAND SURVEYING
 5640 GA. HWY. 20 S.
 LOGANVILLE, GA 30052 (770)554-8995
 www.adamandlee.com
 FAX: (770)564-8184

DATE OF PLAT PREPARATION: 10/04/2021 BY: AJG
DATE OF FIELD SURVEY: 10/04/2021 BY: AJG
SEE LEGAL REFERENCES FOR DEEDS AND EASEMENTS: SEE LEGAL REFERENCES FOR PLAT
SCALE: 1" = 30'
SHEET # 1 OF 1
 21304

NOTES:
 AS REQUIRED BY SUBSECTION (g) OF O.C.G.A. SECTION 15-5-67, THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE STANDARDS OF THE SURVEYING BOARD OF PROFESSIONAL ENGINEERS AND SURVEYORS OF THE STATE OF GEORGIA. THE SURVEY WAS CONDUCTED ON 10/04/2021.
 THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 158,939 FEET. ALL IRON PINS LOCATED AS SET OR FOUND UNLESS OTHERWISE NOTED (ACT 1/2" REBAR W/ CAP)

NOTES:
 INFORMATION REGARDING THE REPORTED PERSONS, TIME, AND MEASUREMENTS IS SHOWN HEREON. THERE IS NO CERTAINTY OF THE ACCURACY OF THIS INFORMATION AND IT SHALL BE CONSIDERED IN THAT LIGHT BY THOSE USING THIS DRAWING. THE SURVEYOR HAS CONDUCTED THIS SURVEY IN ACCORDANCE WITH THE STANDARDS OF THE SURVEYING BOARD OF PROFESSIONAL ENGINEERS AND SURVEYORS OF THE STATE OF GEORGIA. THE SURVEY WAS CONDUCTED ON 10/04/2021.
 THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 158,939 FEET. ALL IRON PINS LOCATED AS SET OR FOUND UNLESS OTHERWISE NOTED (ACT 1/2" REBAR W/ CAP)

NOTES:
 UNLESS STATED OTHERWISE HEREON, ONLY DISTANCE OR BEARINGS OR SURVEY DATA WHICH ARE EXPLICITLY STATED OR REFERRED TO IN THIS SURVEY SHALL BE CONSIDERED. THE SURVEYOR HAS CONDUCTED THIS SURVEY IN ACCORDANCE WITH THE STANDARDS OF THE SURVEYING BOARD OF PROFESSIONAL ENGINEERS AND SURVEYORS OF THE STATE OF GEORGIA. THE SURVEY WAS CONDUCTED ON 10/04/2021.
 THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 158,939 FEET. ALL IRON PINS LOCATED AS SET OR FOUND UNLESS OTHERWISE NOTED (ACT 1/2" REBAR W/ CAP)

DATE OF PLAT PREPARATION: 10/04/2021 BY: AJG
DATE OF FIELD SURVEY: 10/04/2021 BY: AJG
SEE LEGAL REFERENCES FOR DEEDS AND EASEMENTS: SEE LEGAL REFERENCES FOR PLAT
SCALE: 1" = 30'
SHEET # 1 OF 1
 21304



October 28, 2021

To Whom It May Concern:

Please accept this letter as official notification of a Public Hearing before the Planning Commission on November 16, 2021 to consider an application for rezoning and annexation of .34 acre located on Oakland Ridge Monroe, GA 30655; tax parcel NM09B033. The property is currently zoned R-1 County with a request to change the zoning classification to R-1 City. As an adjacent property owner, you are officially being notified of this request.

All public hearings will be held in the Council Chambers located at City Hall—215 N. Broad St Monroe, GA 30655. Public hearings regarding the rezone request for tax parcel # NM09B003 on Oakland Ridge will be as follows:

- Planning and Zoning Commission—November 16, 2021 at 5:30pm
- City Council—December 14, 2021 at 6:00pm

You are welcome to speak for or against this application during the public hearings; however, your attendance is not required. One week prior to the Planning Commission meeting, copies of the application submittal will be available for viewing online at www.monroega.com by selecting calendar and the date of the meeting you plan to attend.

If you have any questions regarding this letter, please call the City of Monroe Code Department at 770-207-4674.

Sincerely,

Laura Wilson
Code Department Assistant

Notification letters were sent to the following address regarding the rezone and annexation request (#343) of 0 Oakland Ridge—tax parcel NM09B033

- 1. MCGAUGHEY HARRY H JR &
MCGAUGHEY JAN B
1165 GOLFVIEW TERRACE
MONROE, GA 30655

- 2. CONNER AUBREY LISA
271 STOCK GAP ROAD
MONROE, GA 30656
 - a. Physical Address: 1102 Hardwood Rd

- 3. MURRAY AND HAWK LLC
P O BOX 1065
MONROE, GA 30655
 - a. Physical Address: 1100 Hardwood Rd

- 4. WILLIAMSON HUGH B IV
P O BOX 430
MONROE, GA 30655
 - a. Physical Address: 643 Oakland Ridge

- 5. BROWN E BRANDON &
BROWN KIMBERLY
644 OAKLAND RIDGE
MONROE, GA 30655

- 6. TODD ETHAN JOHN
640 OAKLAND RIDGE
MONROE, GA 30655

- 7. HAMM CHARLES S &
HAMM CHARLOTTE R
632 OAKLAND RIDGE
MONROE, GA 30655

**NOTICE TO THE PUBLIC
CITY OF MONROE**

A petition has been filed with the City of Monroe requesting the property at 0 Oakland Ridge to be rezoned from R1 County to R1 City and Annexed.

A public hearing will be held before the Monroe Planning Commission at City Hall Auditorium at 215 N. Broad Street on November 16, 2021 at 5:30 P.M.

All those having an interest should be present to voice their interest.

A petition has been filed with the City of Monroe requesting the property at 0 Oakland Ridge to be rezoned from R1 County to R1 City and Annexed.

A public hearing will be held before The Mayor and City Council at the City Hall Auditorium at 215 N. Broad Street on December 14, 2021 at 6:00 P.M. All those having an interest should be present to voice their interest.

**PLEASE RUN ON THE
FOLLOWING DATE:**

October 31, 2021



BENTON & BENTON

ATTORNEYS AT LAW

June 30, 2021

Patrick Kelley
Code Enforcement Director
City of Monroe
P.O. Box 725
Monroe, GA 30655

Re: Notice of Appeal by Gerald Atha from Denial of Building Permit by Monroe Corridor Commission on June 15, 2021

Dear Mr. Kelley:

Gerald Atha hereby appeals the decision of the Monroe Corridor Commission, rendered in a public meeting on June 15, 2021. Mr. Atha was aggrieved by their decision to deny him a building permit. This decision was arbitrary and capricious and violates the constitutional rights of Mr. Atha. The Corridor Commission abused its discretion in reaching its decision.

This appeal is made pursuant to Section 643 Corridor Design Overlay District, Section 643.4(8) Appeal to Mayor and Council; Building Permits. Said appeal has been timely filed. Mr. Atha respectfully requests a hearing before the Mayor and Council to address this appeal.

Respectfully submitted,

BENTON & BENTON, LLC

A handwritten signature in blue ink, appearing to read 'E. Benton', is written over a horizontal line. Below the line is the printed name 'Eugene M. Benton'.

Eugene M. Benton

cc: Gerald Atha



COMPREHENSIVE PLAN: COMMUNITY ENGAGEMENT

CITY OF MONROE CITY COUNCIL
WORK SESSION
DECEMBER 7, 2021

MARILYN HALL, AICP
HALL CONSULTING, INC.

TONIGHT'S AGENDA



What is a
Comprehensive Plan



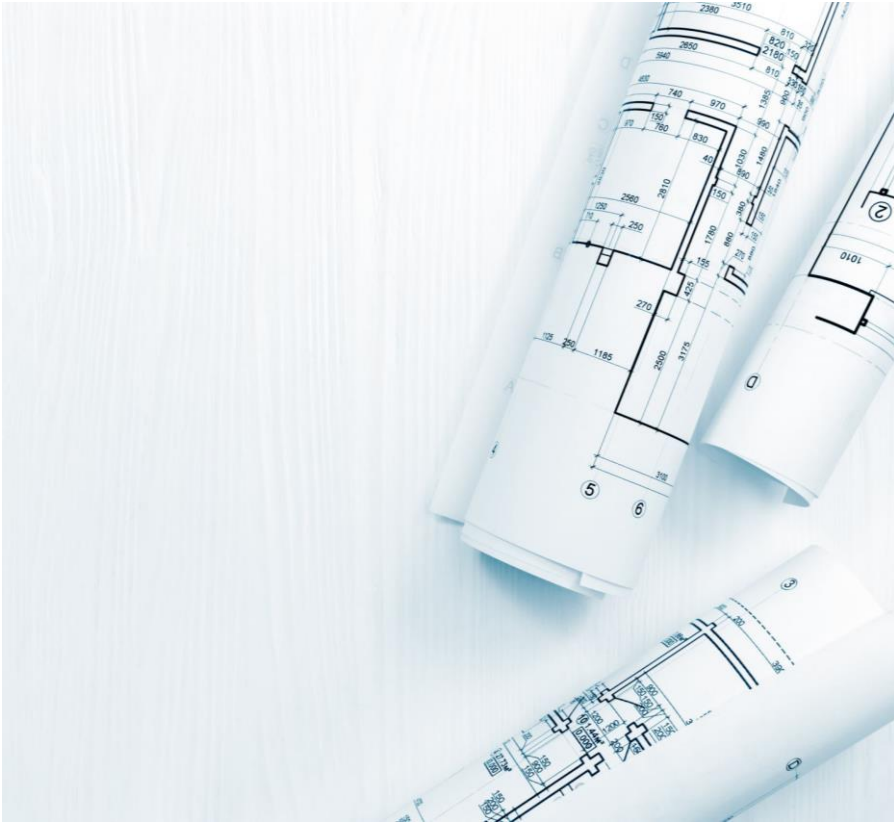
Community
Engagement Program



Schedule



Questions and
Comments



WHAT IS A COMPREHENSIVE PLAN?

- 20-year blueprint to guide growth
- Basis for future zoning and capital facilities decisions
- Update required every 5 years
- Allows for State funding

COMMUNITY ENGAGEMENT WORKSHOPS

Visioning Workshop

Strategic Framework Workshop

Open House



COMMUNITY ENGAGEMENT & OUTREACH



Monroe-compplan.com



Flyers



Stakeholder Interviews



Steering Committee Meetings



Public Hearings

December 14
April 12

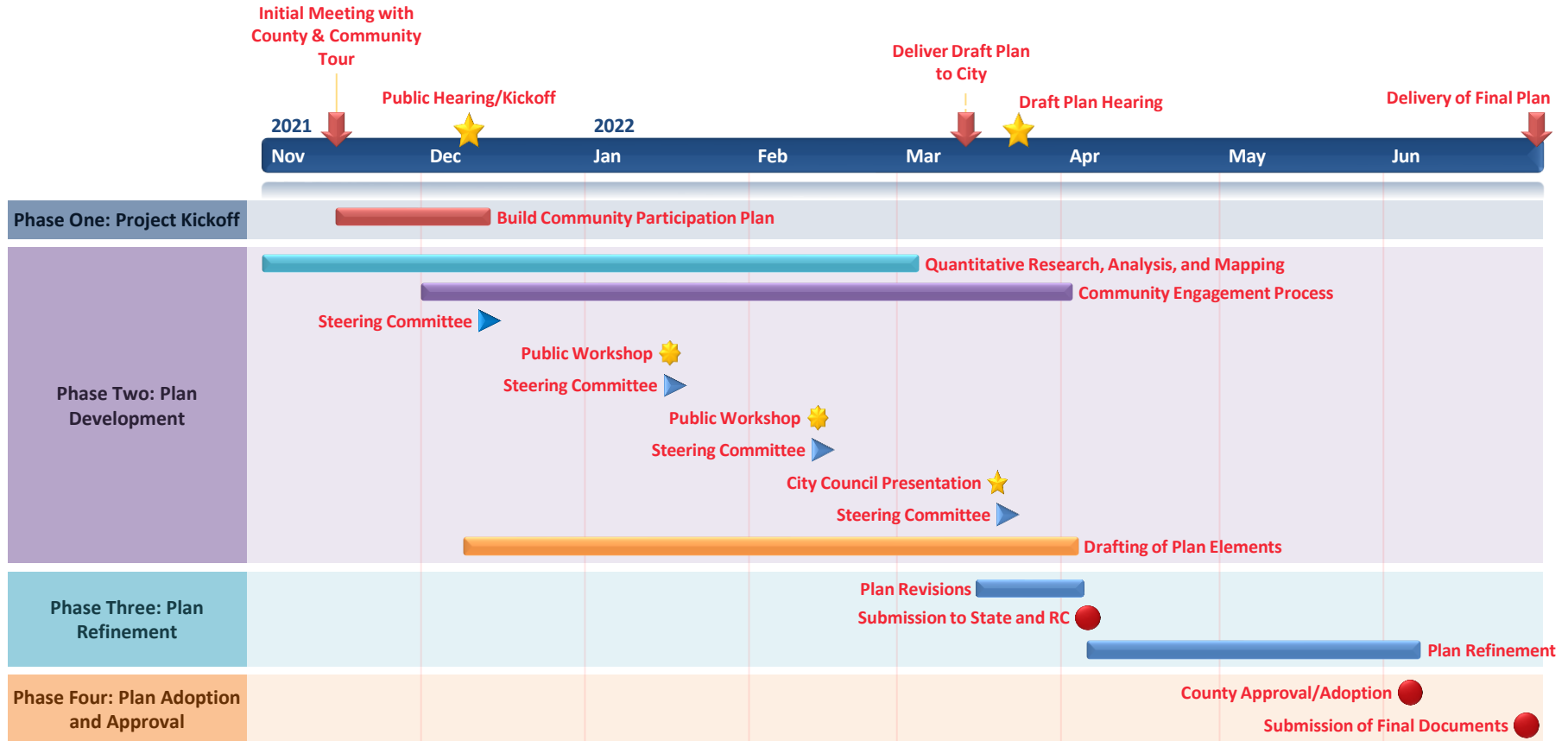


Comment Forms



Surveys

COMPREHENSIVE PLAN TIMELINE



IMPORTANT DATES

Month	Date/ Time	Event	Location
December	12/7 6pm	Community Engagement Plan	Council Work Session
December	12/14 6pm	Public Hearing/Kickoff	Council Regular Session
December	12/17	Steering Committee 1	Tbd – lunch
January	1/13 6pm	Public Workshop 1	The Factory at Walton Mill
January		Steering Committee 2	Tbd
February		Public Workshop 2	Tbd
February		Steering Committee 3	Tbd
March		Public Workshop 3	Tbd
March		Steering Committee 4	Tbd
April	4/12	Public Hearing	Council Regular Session
June	6/14	City Council Adoption	Council Regular Session



October 8, 2021

VIA EMAIL/REGULAR MAIL
AND HAND DELIVERY

Mayor John Howard
and City Council
215 N. Broad St.
Monroe, GA 30655

Re: Appeal of Denial of Certificate of Appropriateness Demolition Request for 1238 S. Madison Ave.

Dear Mayor Howard and City Council Members:

Please accept this as my formal request to appeal the October 7, 2021, denial pertaining to the above-referenced matter. Therefore, please place this matter on your next available hearing calendar so that I may present my appeal at that time.

If you have any questions or concerns, or if you need additional information, please do not hesitate to contact me at (678) 334-0207 or (678) 934-3041.

Thank you for your assistance.

Sincerely,

A handwritten signature in blue ink, appearing to be "Lawrence E. Parker", written in a cursive style.

Lawrence E. Parker



To: Planning and Zoning / City Council
From: Patrick Kelley
Department: Planning, Zoning, Code and Development
Date: 11-08-2021
Description: Conditional use request at 611 Davis St. to expand the Monroe Country Day school. Case # 147. Schools are a conditional use in R1 and R2 zoning requiring Council approval.

Budget Account/Project Name: NA

Funding Source: 2021 NA

Budget Allocation: NA

Budget Available: NA

Requested Expense: \$NA

Company of Purchase: NA

Recommendation: City of Monroe, staff recommends approval of the requested Conditional Use as submitted without conditions.

Background: The owners of the Monroe Country Day School are petitioning for Conditional Use approval on this property in order to allow for expansion of an existing private school.

Attachment(s): Application, staff report and supporting documentation.



**Planning
City of Monroe, Georgia
CONDITIONAL USE STAFF REPORT**

APPLICATION SUMMARY

CONDITIONAL USE CASE #: 147

DATE: November 5, 2021

STAFF REPORT BY: Brad Callender, City Planner

APPLICANT NAME: Johnson Institute Inc.

PROPERTY OWNER: Johnson Institute Inc.

LOCATION: South side of East Church Street and the north side of Davis Street – 602 E Church Street and 611 Davis Street

ACREAGE: ±2.72

EXISTING ZONING: R-1 (Large Lot Residential District) and R-2 (Multi-Family, High Density Residential District)

EXISTING LAND USE: School building with parking and accessory structures

REQUEST SUMMARY: The owners are petitioning for Conditional Use approval on this property in order to allow for expansion of an existing private school.

STAFF RECOMMENDATION: Staff recommends approval of this Conditional Use request as submitted without conditions.

DATES OF SCHEDULED PUBLIC HEARINGS

PLANNING COMMISSION: November 16, 2021

CITY COUNCIL: December 14, 2021

REQUEST SUMMARY

CONDITIONAL USE PERMIT REQUEST SUMMARY:

The applicant is requesting approval of a Conditional Use in order to allow for and expand an existing private school. The subject properties have been zoned R-1 (Large Lot Residential District) and R-2 (Multi-Family, High Density Residential District) since the adoption of zoning by the City. Private schools are permitted in the R-1 and R-2 zoning districts as a Conditional Use, which is the basis for this request.

PROPOSED PROJECT SUMMARY:

- Educational Facility – Private School
 - School Site Area – ±2.72 Acres
 - Total Students – 60
 - Total Staff – 5
 - Hours of Operation – Monday through Friday, 8 am to 4 pm
 - Expansions Proposed – Additional indoor and outdoor classroom spaces

STAFF ANALYSIS

THE ANALYSIS OF THE APPLICATION IS MADE BASED UPON THE “STANDARDS FOR CONDITIONAL USE APPLICATION DECISIONS” AS SET FORTH IN SECTION 1425.5 OF THE *CITY OF MONROE ZONING ORDINANCE*.

- (1) The proposed use will not be detrimental to adjacent properties or the general neighborhood, the proposed use will not significantly adversely affect public health, safety, morality and welfare, and the proposed use as designed will minimize adverse effects on the surrounding neighborhood:** The existing private school is located in an historic school building that was constructed in 1914. The building was the location of a public school for many years. The City purchased the property in 2000 and operated it as a community center building before granting occupancy to the private school. The neighborhood surrounding the site has thrived for over 100 years without any negative impacts from the subject property. Allowing the private school and its proposed expansions will not negatively affect the neighborhood surrounding the site.
- (2) The applicable standards in Article X have been met:** There are no standards applicable to Private Schools in Article X of the Zoning Ordinance.
- (3) The proposed use is consistent with the Comprehensive Plan, and the conditional use is compatible with the community development pattern:** As described above, the school is located in a building which was constructed in 1914. The neighborhood surrounding the school site and the school site itself have coexisted harmoniously for many years.
- (4) A rezoning to allow the requested use as a permitted use would not be appropriate:** Educational facilities such as public, private, and parochial schools are only permitted as Conditional Uses where allowed in the zoning districts in the Zoning Ordinance.
- (5) The proposed use will not be injurious to the natural environment or the other property in the immediate vicinity, or unconstitutionally diminish property values within the surrounding neighborhood:** Schools are generally considered an asset when located within a neighborhood. The existing private school and its proposed expansions will not result in negative impacts to the surrounding neighborhood or residences on adjoining properties.
- (6) Off-street parking and loading, and access thereto, will be adequate:** The school site currently has two entrances off East Church Street. The site has abundant parking. Parking and drives are circulated around the school building which provide ample loading and unloading abilities for the school.
- (7) Public facilities and utilities are capable of adequately serving the proposed use, and the use would not lead to a major negative change in existing levels of public service, or fiscal stability:** Public services and utilities are currently serving the existing school site. The proposed additions to the school should not have any impact on the City’s abilities to continue to provide public services and utilities.
- (8) The use will not be an extension of a use which will cause a damaging volume of (a) agricultural, (b) commercial, (c) industrial, or (d) higher density residential use into a stable neighborhood of well-maintained single-family homes, nor likely lead to decreasing surrounding property**

values, neighborhood deterioration, spreading of blight, or additional requests of a similar nature which would expand the problem: As previously stated, schools are generally considered an asset when located within a neighborhood. The existing private school and its proposed expansions will not result in negative impacts to the surrounding neighborhood or residences on adjoining properties.

(9) The use would not significantly increase congestion, noise, or traffic hazards: The school currently operates without any known issues resulting in increased congestion, noise, or traffic hazards to the surrounding neighborhood. The proposed additions to the school should not have any impact resulting in increased congestion, noise, or traffic hazards.

(10) Granting this request would not have a “domino effect,” in that it becomes the opening wedge for further rapid growth, urbanization or other land-use change beyond what is indicated in the Comprehensive Plan: The private school is a unique use which should not generate any type of domino effect resulting in negative land development trends surrounding the site.

STAFF RECOMMENDATION

Based upon the City Council’s policies, decision making criteria and standards outlined in the Zoning Ordinance of the City of Monroe, staff recommends approval of the requested Conditional Use as submitted without conditions.



City of Monroe

215 N. Broad Street
Monroe, GA 30655
(770) 207-4674

CONDITIONAL USE PERMIT

PERMIT #:	147	DESCRIPTION:	CONDITIONAL USE-EDUCATION
JOB ADDRESS:	611 DAVIS STREET	LOT #:	
PARCEL ID:	M0170167	BLK #:	
SUBDIVISION:		ZONING:	
ISSUED TO:	Johnston Institute Inc	CONTRACTOR:	Johnston Institute Inc
ADDRESS:	602 E Church St	ADDRESS:	602 E Church St
CITY, STATE ZIP:	Monroe GA 30655	CITY, STATE ZIP:	Monroe GA 30655
PHONE:		PHONE:	
PROP.USE VALUATION:	\$ 0.00	DATE ISSUED:	8/20/2021
SQ FT:	0.00	EXPIRATION:	2/16/2022
OCCP TYPE:		PERMIT STATUS:	O
CNST TYPE:		# OF BEDROOMS	
		# OF BATHROOMS	
INSPECTION REQUESTS:	770-207-4674 lwilson@monroega.gov	# OF OTHER ROOMS	

FEE CODE	DESCRIPTION	AMOUNT
PZ-02	COMM-OTHER REZONE/VARIANCE	\$ 200.00
FEE TOTAL		\$ 200.00
PAYMENTS		\$- 200.00
BALANCE		\$ 0.00


NOTES:

This request is scheduled to be heard by the Planning Commission on November 16, 2021 at 5:30pm and by City Council on December 14, 2021 at 6:00pm; both meetings will be held in the City Council Chambers at City Hall, 215 N. Broad St. Monroe, GA 30655.

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS STARTED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.



(APPROVED BY)

11/2/21
DATE



215 North Broad Street
Monroe, GA 30655
Tel (770) 267-3429
Fax (770) 267-3698

Receipt Number: R00264605
Cashier Name: LAURA WILSON
Terminal Number: 34
Receipt Date: 8/20/2021 1:25:41 PM

179

Transaction Code: BP - Building Projects Payment

Payment Method: Check Payn Reference: 1479

Name: Johnston Institute Inc	\$200.00
Total Balance Due:	\$200.00
Amount:	\$200.00
Total Payment Received:	\$200.00
Change:	\$0.00

RECEIVED
AUG 19 2021
 BY: _____

Variance/Conditional Use Application

Application must be submitted to the Code Department 30 days prior to the Planning & Zoning

Meeting of: _____

Your representative must be present at the meeting

Street address 611 Davis St & 602 E Church St Council District _____ / _____ Map and Parcel # M0170125
 Zoning R2 Acreage .5 Proposed Use School Road Frontage 110 ft. / on M0170167
Davis St (street or streets)

Applicant

Name Johnston Institute DBA Monroe Country Day School
 Address 602 E Church St
 Phone # 770.267.8955

Owner

Name Same
 Address _____
 Phone # _____

Request Type: (check one) Variance Conditional Use

director @ monroe school

Nature of proposed use, including without limitation the type of activity proposed, manner of operation, number of occupants and/or employees, hours of operation, number of vehicle trips, water and sewer use, and similar matters:
School classrooms & playground, building will ultimately hold 60 students, 5 staff, hours of operation are M-F 8 am - 4 pm, all student drop off and teacher parking will be at 602 E Church St.

State relationship of structure and/or use to existing structures and uses on adjacent lots;
Current building will be demolished and land graded, new building with potential of 6 classrooms will be built, playground will be erected at rear of property. Adjacent building on one side is school.

State reason for request and how it complies with the Zoning Ordinance section 1425.5(1)-(10) & 1430.6(1)-(8):
The proposed usage will improve the surrounding area. Usage will not be detrimental to area nor increase traffic. Parking will be at 602 E Church St.

State area, dimensions and details of the proposed structure(s) or use(s), including without limitation, existing and proposed parking, landscaped areas, height and setbacks of any proposed buildings, and location and number of proposed parking/loading spaces and access ways:
The property is currently being surveyed. All I want to do presently is put up fencing and a playground at the rear of the property. Eventually I will tear down the house and design a building, parking places & landscaping. I will return with that when design is complete.

State the particular hardship that would result from strict application of this Ordinance:
The house is currently unusable. I have talked to neighbors on Davis St & to neighbor behind on Church St. They are excited for the property to be a school annex and playground.

Check all that apply: Public Water: Well: Public Sewer: Septic: Electrical: Gas:

For any application for an overlay district, a Certificate of Appropriateness or a letter of support from the Historic Preservation Commission or the Corridor Design Commission for the district is required.

Documents to be submitted with request:

- Recorded deed
- Survey plat
- Site plan to scale
- Proof of current tax status

Application Fees:

- \$100 Single Family
- \$300 Multi Family
- \$200 Commercial

Each applicant has the duty of filing a disclosure report with the City if a contribution or gift totaling two hundred and fifty dollars (\$250.00) or more has been given to an official of the City of Monroe within the last two (2) years.

The above statements and accompanying materials are complete and accurate. Applicant hereby authorizes Code department personnel to enter upon and inspect the property for all purposes allowed and required by the zoning ordinance and the development regulations.

Signature Rita Dickson Date: 8-19-21

**PUBLIC NOTICE WILL BE PLACED AND REMOVED BY THE CODE DEPARTMENT
SIGN WILL NOT BE REMOVED UNTIL AFTER THE COUNCIL MEETING.**

***Property owners signature if not the applicant**

Signature Rita Dickson Date: 8-19-21

Janalyne F. Walddrop Date: 8-19-21

Notary Public

Commission Expires: 10/9/22

I hereby withdraw the above application: Signature _____ Date _____



After recording return to
DICKINSON & WILLIS, LLC
ATTORNEYS AT LAW
338 NORTH BROAD STREET
MONROE, GEORGIA 30655
FILE # 21-172

space above line for recording

LIMITED WARRANTY DEED

STATE OF GEORGIA
COUNTY OF WALTON

THIS INDENTURE, Made the 28TH day of May in the year two thousand and twenty one, between **H. A. PROPERTY INVESTMENTS, LLC**, a Georgia Limited Liability Company, as party or parties of the first part, hereinafter called "Grantor," and **JOHNSTON INSTITUTE, INC.**, a Georgia Corporation, as party or parties of the second part, hereinafter called "Grantee" (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor for and in consideration of the sum of Ten (\$ 10.00) Dollars and other valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee:

All that tract or parcel of land, lying and being in the City of Monroe, 419th G.M.D., Walton County, Georgia, located on the North side of Davis Street, beginning at an iron pin on Davis Street between said lot and Monroe Junior High School lot and running in a Northerly directions 192 feet to an iron pin; thence 105 feet in an Easterly direction to lands now or formerly owned by R. R. Shockley; thence 192 feet in a Southerly direction to Davis Street; thence Westerly 105 feet along the North side of Davis Street to the point of beginning.



TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND GRANTOR WILL WARRANT and forever defend the right and title to the above described property unto Grantee against the claims of any persons owning, holding or claiming by, through or under Grantor.

IN WITNESS WHEREOF, the Grantors have signed and sealed this deed, the day and year above written.

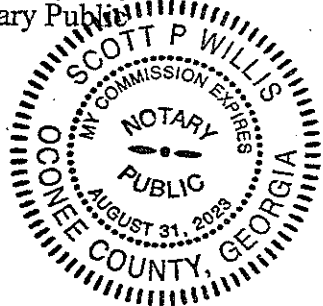
Signed, sealed and delivered in presence of:

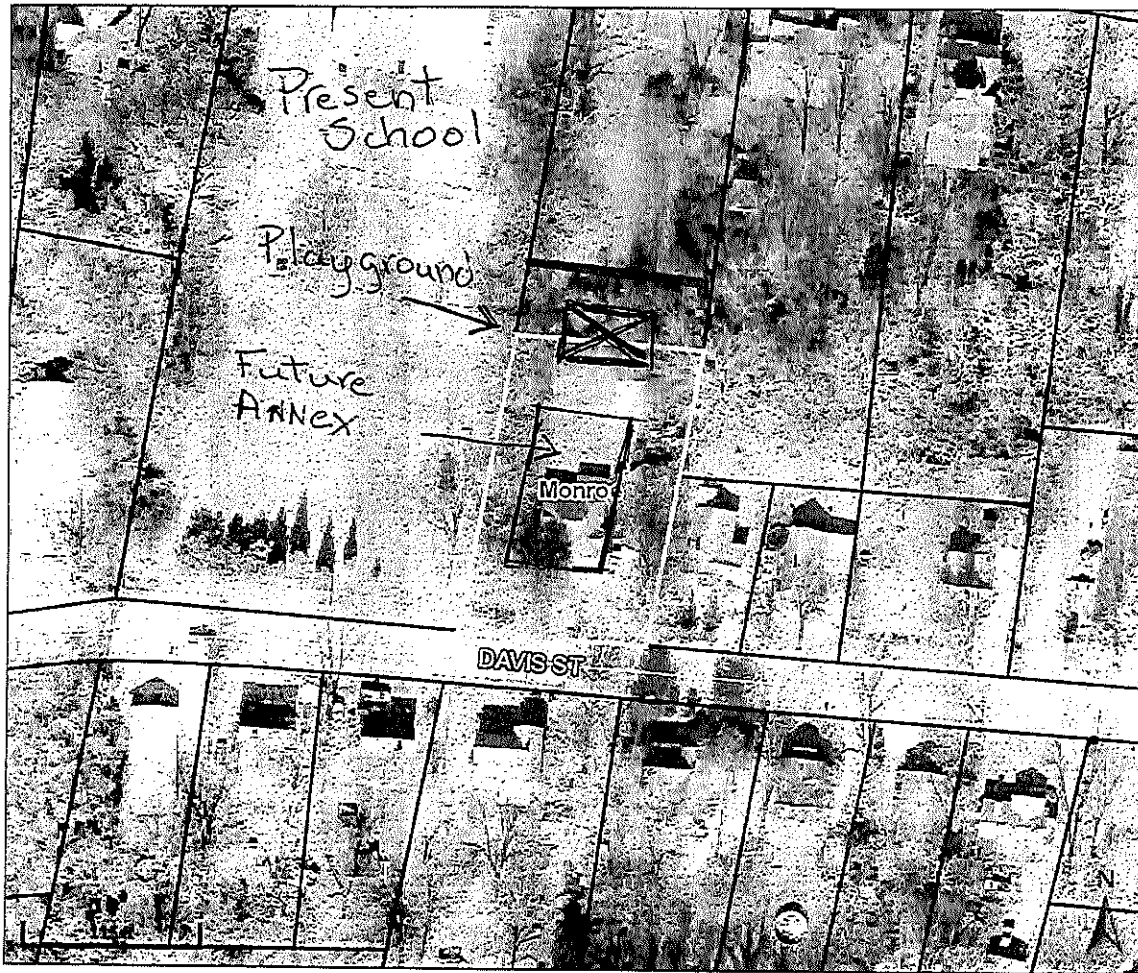
H. A. Property Investments, LLC
By Plaza Partners Two, LP, sole Member

By: Harry M. Arnold, Jr. (SEAL)
Harry M. Arnold, Jr., General Partner

[Signature]
Witness

[Signature]
Notary Public





Overview



Legend

□ Parcels

Parcel ID	M0170167	Owner	HA PROPERTY INVESTMENTS LLC	Last 2 Sales			
Class Code	Residential		P O BOX 391	Date	Price	Reason	Qual
Taxing District	Monroe		MONROE, GA 30655	11/6/2012	\$6510	FI	U
Acres	0.46	Physical Address	611 DAVIS ST	1/10/2003	0	UI	U
		Appraised Value	Value \$44930				

(Note: Not to be used on legal documents)

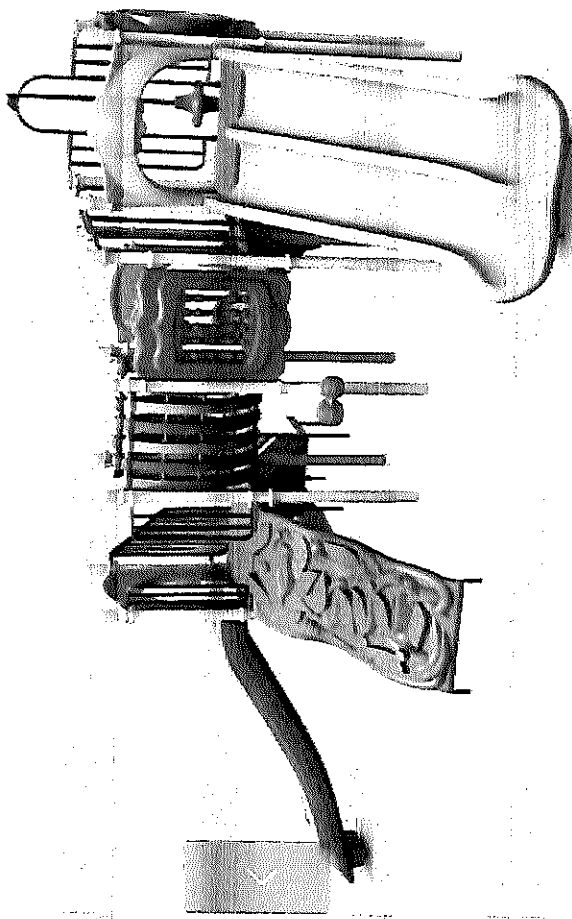
Date created: 8/19/2021
Last Data Uploaded: 8/19/2021 6:24:14 AM

Developed by  Schneider
GEOSPATIAL

Call (888) 403-7684



Play Structures
Keegan's Kastle



Color

Natural

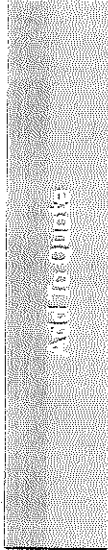


Mounting Option

Anchor Bolt

Quantity

1



<https://www.ultraplay.com/prod/>

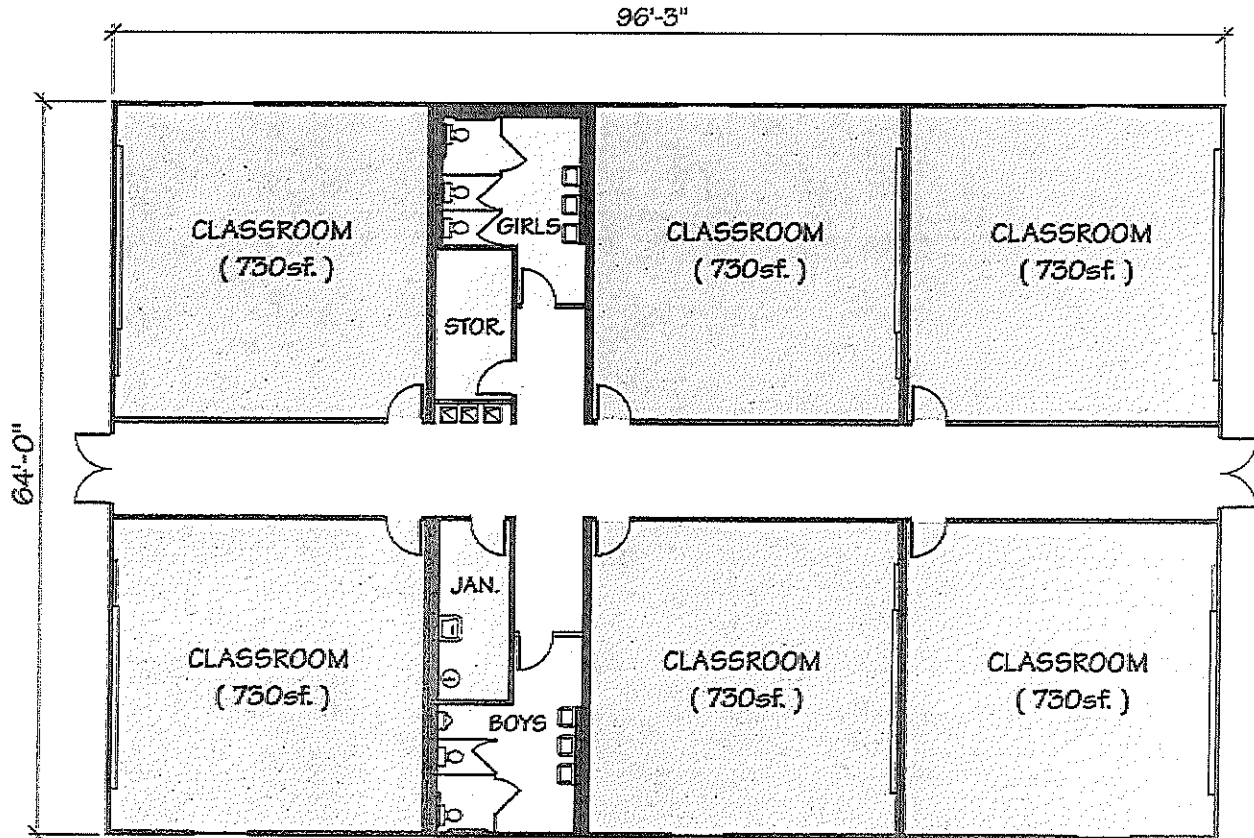
Similar Products


Description

Keegan's Kastle features a challenging 4' Vine Climber and Beanstalk Climber, while also



Future ANNEX



 © 2018 RAMTECH BUILDING SYSTEMS, INC.	CLA-6160-A	6,160 Sq. Ft.	CONTACT INFORMATION 1400 U.S. Highway 257 South Mansfield, TX 76063-5739 (800) 565-9376 (817) 473-9376 Fax info@ramtechgroup.com
	SIX CLASSROOM BLDG. WITH RESTROOMS		



GEORGIA CORPORATIONS DIVISION

GEORGIA SECRETARY OF STATE
BRAD RAFFENSPERGER

[HOME \(/\)](#)

BUSINESS SEARCH

BUSINESS INFORMATION

Business Name: **JOHNSTON INSTITUTE INC** Control Number: **15083651**

Business Type: **Domestic Nonprofit Corporation** Business Status: **Active/Compliance**

NAICS Code: **Educational Services** NAICS Sub Code: **Elementary and Secondary Schools**

Principal Office Address: **602 East Church Street, Monroe, GA, 30655, USA** Date of Formation / Registration Date: **8/21/2015**

State of Formation: **Georgia** Last Annual Registration Year: **2022**

REGISTERED AGENT INFORMATION

Registered Agent Name: **Rita Dickinson, E**

Physical Address: **602 E Church Street, Monroe, GA, 30655, USA**

County: **Walton**

OFFICER INFORMATION

Name	Title	Business Address
Fonda Lisa Smith	Secretary	2665 Sleepy Hollow, Monroe, GA, 30656, USA
Melinda Quinn	CEO	1707 Dogwood Tr, Monroe, GA, 30655, USA
Melinda Quinn	CFO	1707 Dogwood Tr, Monroe, GA, 30655, USA

[Back](#)

[Filing History](#)

[Name History](#)

[Return to Business Search](#)

**NOTICE TO THE PUBLIC
CITY OF MONROE**

A petition has been filed with the City of Monroe requesting the property at 611 Davis St to be considered for a Conditional Use to allow Education Facilities—Schools in a R2 Zoning. A public hearing will be held before the Monroe Planning and Zoning Commission at City Hall Auditorium at 215 N. Broad Street on November 16, 2021 at 5:30 P.M. All those having an interest should be present to voice their interest.

A petition has been filed with the City of Monroe requesting the property at 611 Davis St to be considered for a Conditional Use to allow for Educational Facilities--Schools in a R2 Zoning. A public hearing will be held before The Mayor and City Council at the City Hall Auditorium at 215 N. Broad Street on December 14, 2021 at 6:00 P.M. All those having an interest should be present to voice their interest.

**PLEASE RUN ON THE
FOLLOWING DATE:**

October 31, 2021



October 28, 2021

To Whom It May Concern:

Be advised that a public hearing before the Planning Commission is scheduled for November 16, 2021 to consider an application for a conditional use as an educational facility for a private school at 611 Davis St. As an adjacent property owner, you are officially being notified of this request. Further notice of this request will appear in the Walton Tribune on October 31, 2021.

All public hearings will be held in the Council Chambers located at City Hall—215 N. Broad St Monroe, GA 30655. Public hearings regarding the conditional use request for 611 Davis St. will be as follows:

- Planning Commission—November 16, 2021 at 5:30pm
- City Council—December 14, 2021 at 6:00pm

You are welcome to speak for or against this application during the public hearings; however, your attendance is not required. One week prior to the Planning Commission meeting, copies of the application submittal will be available for viewing online at www.monroega.com by selecting calendar and the date of the meeting you plan to attend.

If you have any questions regarding this letter, please call the City of Monroe Code Department at 770-207-4674.

Sincerely,

Laura Wilson
Code Department Assistant

Notification letters were sent to the following tenants and property owners concerning the conditional use application at 611 Davis St

- 1. GARCIA ALMA GABINA ANGULO &
GARCIA MARIA DE LALUZ
615 DAVIS ST
MONROE, GA 30655

- 2. H A APTS & HOUSES LLC
P O BOX 391
MONROE, GA 30655

- 3. MCDONALD BOBBY J (DECEASED)
123 FORD STREET
MONROE, GA 30655
 - a. 608 Davis St
 - b. 606 Davis St

- 4. HOLBROOK CATHERINE WILLIAMS
612 E CHURCH STREET
MONROE, GA 30655

- 5. PEIFFER JERRI
608 E CHURCH ST
MONROE, GA 30655



To: Planning and Zoning / City Council
From: Patrick Kelley
Department: Planning, Zoning, Code and Development
Date: 09-13-2021

Description: PRELIMINARY PLAT CASE #: 157 The Pacific Group is requesting preliminary plat review in order to pursue development plans for submittal. **Parcel ID -** M0290008

Budget Account/Project Name: NA

Funding Source: 2021 NA

Budget Allocation: NA

Budget Available: NA

Requested Expense: \$NA **Company of Purchase:** NA

Recommendation: Staff recommends approval of this Preliminary Plat subject to the corrections listed below.

1. In the Development Summary, correct the proposed use to read "single-family residential". (7.2.4(f))
2. Remove "Bronte Lane" and the entrance to the development off Double Springs Church Road. Revise the Preliminary Plat to show an extension of Dickens Lane eastward through the lots shown as Lots 287 and 288 to a new entrance off Cedar Ridge Road. (7.2.4(i))
3. Revise the tables shown on sheets 5, 6, and 7 to include the lot number, total lot area, and lot dimensions for each residential lot in the development. (7.2.4(k))
4. Label all open space tracts. (7.2.4(l))

Background: the property is located at the Southwest corner of Double Springs Church Road and Cedar Ridge Road and is currently undeveloped R1 zoned property and consist of +/- 200.359 Acres.

Attachment(s): Application, preliminary plat, Staff report and supporting documents.



**Planning
City of Monroe, Georgia
PRELIMINARY PLAT REVIEW**

APPLICATION SUMMARY

PRELIMINARY PLAT CASE #: 157

DATE: September 10, 2021

STAFF REPORT BY: Brad Callender, City Planner

DEVELOPER: The Pacific Group

PROPERTY OWNER: The Rowell Family Partnership, LLLP & Jane Jay Still

DESIGN CONSULTANT: Greyden Engineering

LOCATION: Southwest corner of Double Springs Church Road and Cedar Ridge Road

ACREAGE: ±200.359

EXISTING ZONING: R-1 (Large Lot Residential District)

EXISTING LAND USE: Undeveloped

ACTION REQUESTED: The owner is requesting Preliminary Plat approval for a single-family detached residential subdivision.

STAFF RECOMMENDATION: Staff recommends approval of this Preliminary Plat subject to the corrections listed below.

DATE OF SCHEDULED PUBLIC HEARINGS

PLANNING COMMISSION: September 21, 2021

CITY COUNCIL: October 12, 2021

PRELIMINARY PLAT REVIEW SUMMARY

The submitted Preliminary Plat requires the following corrections prior to signing the plat for approval. Due to the number and type of comments identified, additional corrections may be required upon submission of the revised Preliminary Plat.

1. In the Development Summary, correct the proposed use to read “single-family residential”. (7.2.4(f))
2. Remove “Bronte Lane” and the entrance to the development off Double Springs Church Road. Revise the Preliminary Plat to show an extension of Dickens Lane eastward through the lots shown as Lots 287 and 288 to a new entrance off Cedar Ridge Road. (7.2.4(i))
3. Revise the tables shown on sheets 5, 6, and 7 to include the lot number, total lot area, and lot dimensions for each residential lot in the development. (7.2.4(k))
4. Label all open space tracts. (7.2.4(l))

CITY OF MONROE

DEVELOPMENT PERMIT AND PRELIMINARY SUBDIVISION PLAT APPLICATION

Application fees: Preliminary Subdivision Plats - \$20 per lot Non-residential Projects – 50% of BP
NPDES fees: \$40/disturbed acre to EPD and \$40/disturbed acre to City of Monroe
Shall be paid prior to issuance of permit.

Three copies of the site development plans including erosion, sediment & pollution control plan and two copies of the stormwater management study or two copies of the preliminary subdivision plat. Also required on all developments...
Two copies of the hydraulic calculations with water line design must accompany all applications.

THIS FORM MUST BE COMPLETELY FILLED OUT.

Project Name RIVER POINTE

Project Location DOUBLE SPRINGS CHURCH RD

Proposed Use SUBDIVISION - SINGLE FAMILY Map/Parcel M0290008

Acreage 200.40 #S/D Lots 310 # Multifamily Units 0 # Bldgs 0

Water(provider) City of Monroe Sewer(provider) CITY OF MONROE

Property Owner The Rowell Family Partnership & Jane Jay Still Phone# 678-603-8267

Address P.O. Box 1378 City Monroe State GA Zip 30655

Developer The Pacific Group LLC Phone# 678-603-8267

Address 5755 Dupree Drive City ATLANTA State GA Zip 30327

Designer Greyden Engineering Phone# 678-910-7169


Address 12460 Crabapple Rd. Ste 202-374 City ALPHARETTA State GA Zip 30004

Site Contractor TBD Phone# _____

Address _____ City _____ State _____ Zip _____

The applicant shall be responsible from the date of the permit, or from the time of the beginning of the first work, whichever shall be the earlier, for all injury or damage of any kind resulting from this work, whether for basic services or additional services, to persons or property. The applicant shall exonerate, indemnify and save harmless the City from and against all claims or actions, and all expenses incidental to the defense (including death) to persons or property caused or sustained in connection with the performance of this permit or by conditions created thereby or arising out of or anyway connected with the work performed under the permit or for any and all claims for damages under the laws of the United States or of Georgia arising out of or in any way connected with the acquisition of and construction under the permit and shall assume and pay for, without cost to the City, the defense of any and all claims, litigation, and actions, suffered through any act or omission of the applicant or any subcontractor or anyone directly or indirectly employed under the supervision of any of them.

I HEREBY CERTIFY THAT I HAVE EXAMINED AND UNDERSTAND ALL INFORMATION ON THIS APPLICATION AND THAT THE ABOVE STATEMENTS AND INFORMATION SUPPLIED BY ME ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING WORK TO BE PERFORMED SHALL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT.

SIGNATURE OF APPLICANT:  DATE: 8/19/2021



City of Monroe

215 N. Broad Street
Monroe, GA 30655
(770) 207-4674

MAJOR SUBDIVISION PERMIT

PERMIT #:	157	DESCRIPTION:	310 lots for River Pointe S/D
JOB ADDRESS:	Double Springs Ch Rd	LOT #:	
PARCEL ID:		BLK #:	
SUBDIVISION:		ZONING:	R1
ISSUED TO:	Greyden Engineering	CONTRACTOR:	Greyden Engineering
ADDRESS:	12460 Crabapple Rd	ADDRESS:	12460 Crabapple Rd
CITY, STATE ZIP:	Alphretta GA 30004	CITY, STATE ZIP:	Alphretta GA 30004
PHONE:		PHONE:	
PROP. USE:	Residential	DATE ISSUED:	8/24/2021
VALUATION:	\$ 0.00	EXPIRATION:	2/20/2022
SQ FT:	0.00	PERMIT STATUS:	O
OCCP TYPE:		# OF BEDROOMS	
CNST TYPE:		# OF BATHROOMS	
INSPECTION REQUESTS:	770-207-4674 dadkinson@monroega.gov	# OF OTHER ROOMS	

FEE CODE	DESCRIPTION	AMOUNT
PZ-05	PRELIMINARY PLAT REVIEW (PER LOT)	\$6,200.00
FEE TOTAL		\$ 6,200.00
PAYMENTS		\$-6,200.00
BALANCE		\$ 0.00

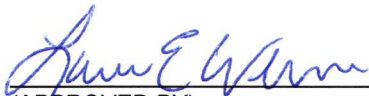
NOTES:

This application for 310 lots in the proposed River Pointe subdivision will be heard by the Planning and Zoning Commission on September 21, 2021 at 5:30pm and by City Council on October 12, 2021 at 6:00pm. Both meetings will be held at 215 N. Broad St Monroe, GA 30655

NOTICE

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I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.



(APPROVED BY)

8/24/2021
DATE



215 North Broad Street
Monroe, GA 30655
Tel (770) 267-3429
Fax (770) 267-3698

Receipt Number: R00265891 195
Cashier Name: LAURA WILSON
Terminal Number: 34
Receipt Date: 8/24/2021 3:52:02 PM

Transaction Code: BP - Building Projects Payment

Name: Greyden Engineering **\$6,200.00**
Total Balance Due: **\$6,200.00**

Payment Method: Check Payn Reference: 0854/0860

Amount: \$6,200.00

Total Payment Received: **\$6,200.00**

Change: **\$0.00**



September 7, 2021

Mr. Brad Callender
City Planner
City of Monroe
215 N Broad Street
Monroe, Georgia 30655

Re: Proposed River Pointe Residential Subdivision
Traffic Study Review No. 1
K&W Project No. 211070

Dear Mr. Callender:

As requested, I have reviewed the Traffic Impact Study for the proposed River Pointe Residential Subdivision to be located along the south side of Double Springs Church Road and along the west side of Cedar Ridge Road. The study was prepared for Greyden Engineering, Inc by Mark R. Acampora, PE, LLC. My comments are as follows:

General:

1. Appendix B has a footer naming the methodology for the “Enclave at Monroe” subdivision. Is this for a different subdivision in Monroe, or has the name of this one changed? Same for the Synchro printouts in Appendix C.
2. GDOT Project S015009 along SR 11 is currently underway and should be detailed in Programmed Improvements Section along with PI0015576 along SR 138 which was mentioned in the report with no detail.
3. On page 9, the new ramp from GA 138 is on to westbound US 78, not US 29.
4. Show figure of volumes modeled for 2026 Background No-Build scenario to aid in understanding proposed volume growth and volume shifts due to other projects.
5. Remove the access point on Double Springs Church Road closest to Cedar Ridge Road.
6. Show 95th percentile queue length table for all intersections and approaches necessary for the Existing, No Build and Build scenarios.

Intersections:

7. Recommend studying the intersection of US 78 at Cedar Ridge Road as part of traffic study and adjusting trip distribution based on potential for traffic to utilize Cedar Ridge Road.

Volumes:

8. No 24-hour volume count was completed along SR 11 near the existing Georgia Department of Transportation Count station north of SR 138 in order to complete the COVID volume check now required by GDOT and recommended statewide.
9. Historical traffic counts from GDOT count stations to develop growth rate should be verified. 15 years of data should be utilized in developing growth rates based on standards for exponential regression methods. GDOT standard growth rate methodology should be applied to calculating this growth rate and methodology used for this calculation needs to be shown in the report or the appendix. Not applying any growth to the State Route traffic is not feasible for the 2026 background volumes. Standard growth rate of 2% minimum should be applied to those volumes.

Mr. Brad Callender
September 7, 2021
Page 2 of 2

Modeling:

- 10. Verify that existing signal timings (including clearances) for the SR 11 at SR 138 traffic signal were utilized for the existing conditions operational analysis. Detail methodology for analyzing Double Springs Church Road as signalized for the AM Peak, i.e. assumed cycle length, splits, clearances, etc.
- 11. Operational Analysis was completed in Synchro 10, which has known issues with modeling unsignalized intersections. Recommend modeling in the latest Synchro version (Synchro 11 with new software patch) or modeling unsignalized intersections in HCS software.
- 12. 2026 Background No-Build models should be updated with adjusted volumes per previous comments.

Mitigation:

- 13. SR 11 at Friendship Church Road – an eastbound right turn lane should be looked at as mitigation for the LOS E/F on the side street at this intersection.
- 14. Double Springs Church Road at Drake Road – 2026 volumes without project show an acceptable level of service. 2026 with project take that acceptable level of service and degrade it to LOS E for northbound and southbound approaches. The developer should analyze and propose mitigation for this impact to the intersection. Sidra or GDOT Roundabout Analysis Tool should be utilized in assessing operations for the potential roundabout.
- 15. SR 138 at Drake Drive – Developer should complete signal warrant analysis and GDOT’s Intersection Control Evaluation process to determine needed mitigation for the intersection.

I have retained one copy of the study provided for review in the event there are questions. The developer should be made aware that this review does not constitute a waiver of City Ordinance requirements or assumption of responsibility for full review of City Ordinance requirements. Deviations from Ordinance requirements may be noted at any time during the review, permitting or construction processes. Re-submittals should include a narrative indicating how and where the review comments were addressed.

Sincerely,
KECK & WOOD, INC.



Rob Jacquette, PE, PTOE
Vice President

CC: Sam Serio, PE (Keck+Wood)

Project Traffic Characteristics

This section describes the anticipated traffic characteristics of the proposed residential subdivision, including a site description, how much traffic the project will generate, and where that traffic will travel.

Project Description

The proposed development consists of 310 single family houses. One full movement access will be provided on the west side of Cedar Ridge Road and two full movement accesses will be provided on the south side of Double Springs Church Road. The site plan is presented in Figure 4.

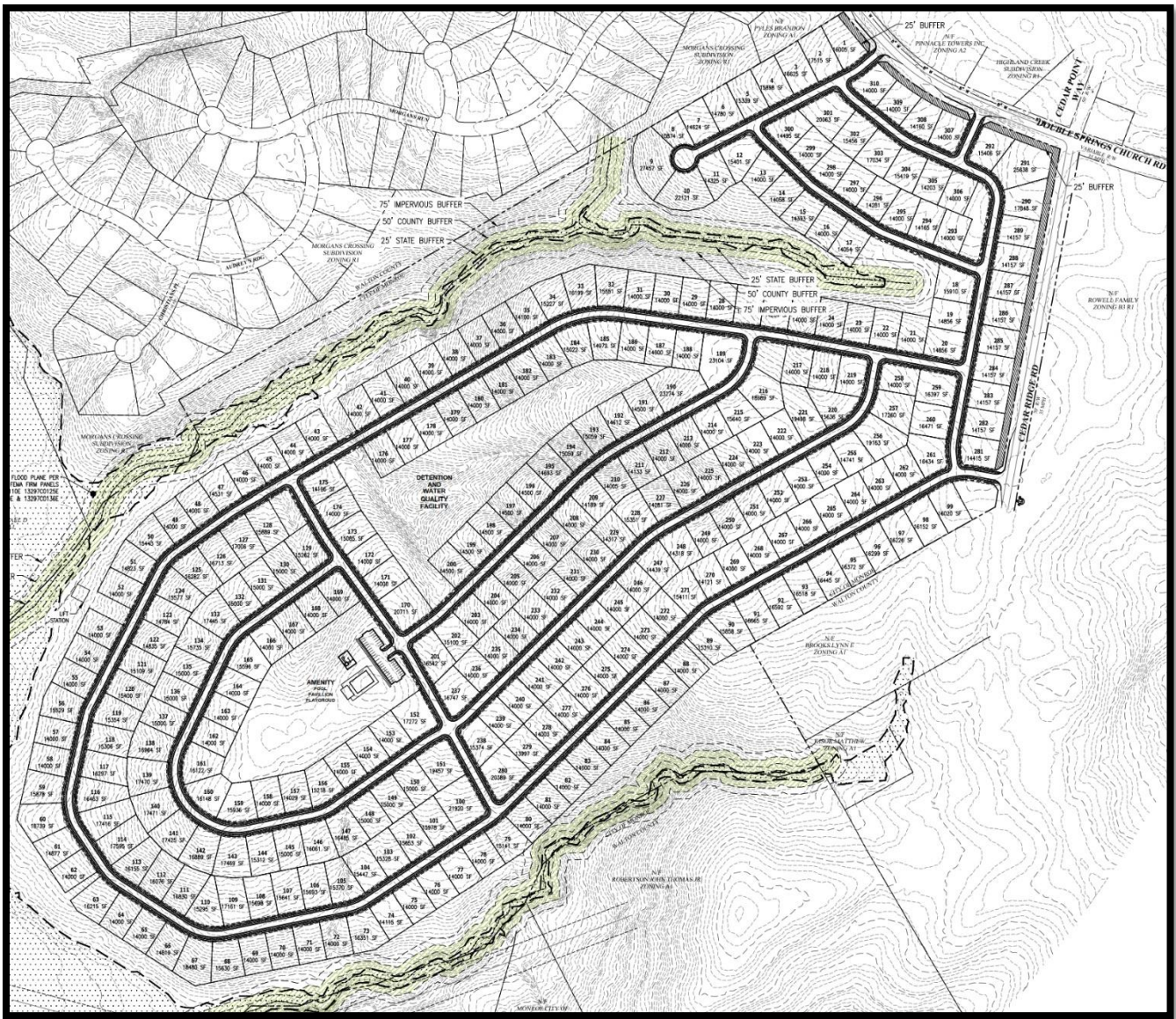


Figure 4 – Site Plan

Trip Generation

Trip generation is an estimate of the number of entering and exiting vehicular trips that will be generated by the proposed development. The volume of traffic that will be generated by the proposed subdivision was calculated using the equations in the Institute of Transportation Engineers (ITE) *Trip Generation Manual, 10th Edition with Supplement* (the current edition). The trip generation for the subdivision used ITE Land Use 210 – Single-Family Detached Housing. The trip generation for the project is presented in Table 4.

Table 4 – Proposed River Pointe Subdivision Trip Generation

Land Use	ITE Code	Size	A.M. Peak Hour			P.M. Peak Hour			24-Hour		
			In	Out	Total	In	Out	Total	In	Out	Total
Single-Family Housing	210	310 houses	56	169	225	190	111	301	1,472	1,472	2,944

The proposed subdivision will generate 225 new trips in the a.m. peak hour, 301 new trips in the p.m. peak hour, and 2,944 new daily trips.

Trip Distribution and Assignment

The trip distribution percentages indicate what proportion of the project’s trips will travel to and from various directions. The trip distribution percentages for the residential development were developed based on the locations and proximity of likely trip origins and destinations, such as employment centers, retail and offices, and schools in the area. The new project trips, shown in Table 4, were assigned to the roadway network based on the distribution percentages. The trip distribution percentages and the a.m. and p.m. peak hour trips expected to be generated by the proposed subdivision are shown in Figure 5.

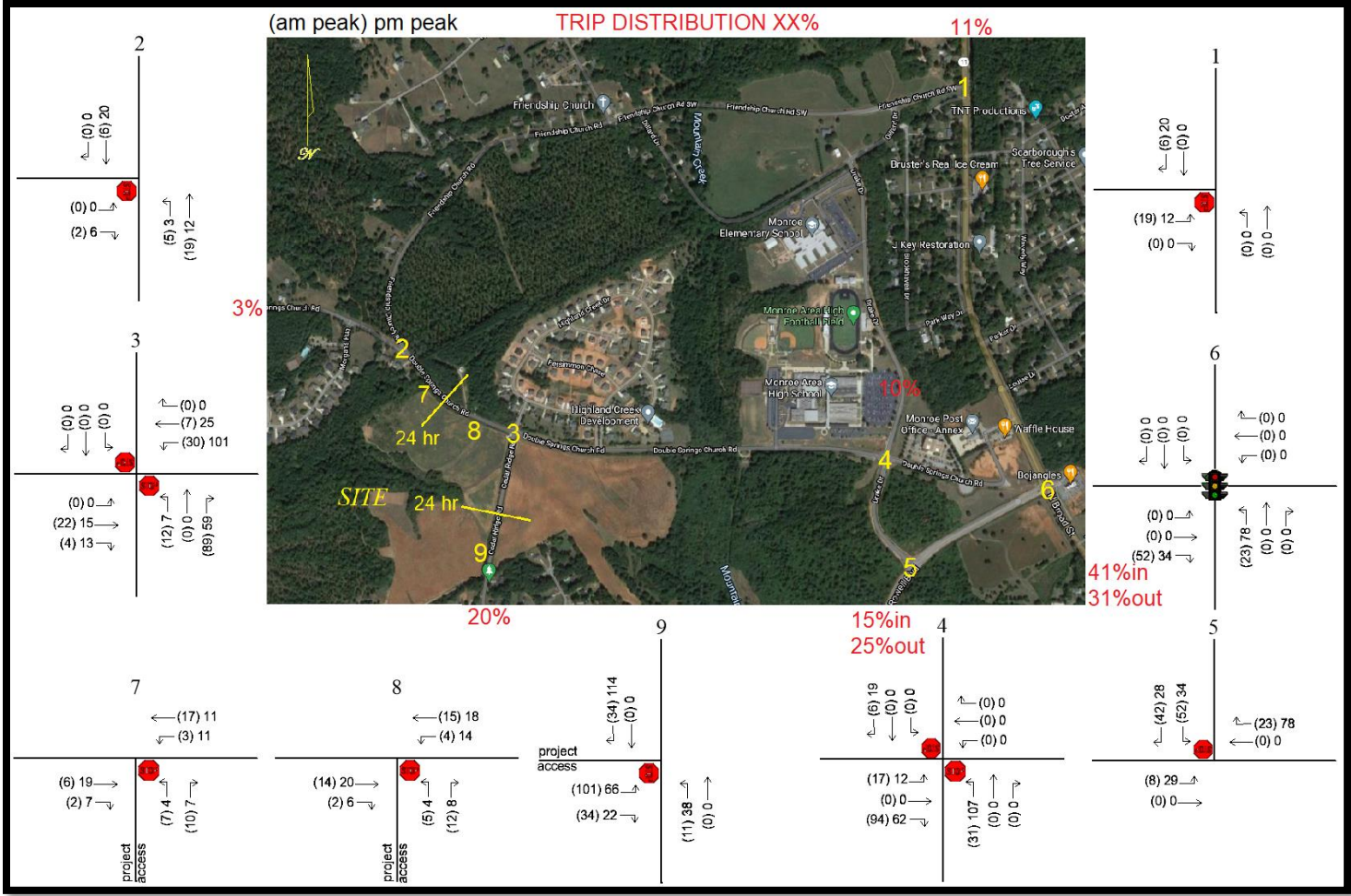


Figure 5 – Weekday A.M. and P.M. Peak Hour Project Trips and Trip Distribution Percentages

Future Traffic Conditions

The future build volumes consist of the no-build volumes plus the trips that will be generated by the proposed subdivision. The future volumes are shown in Figure 6.

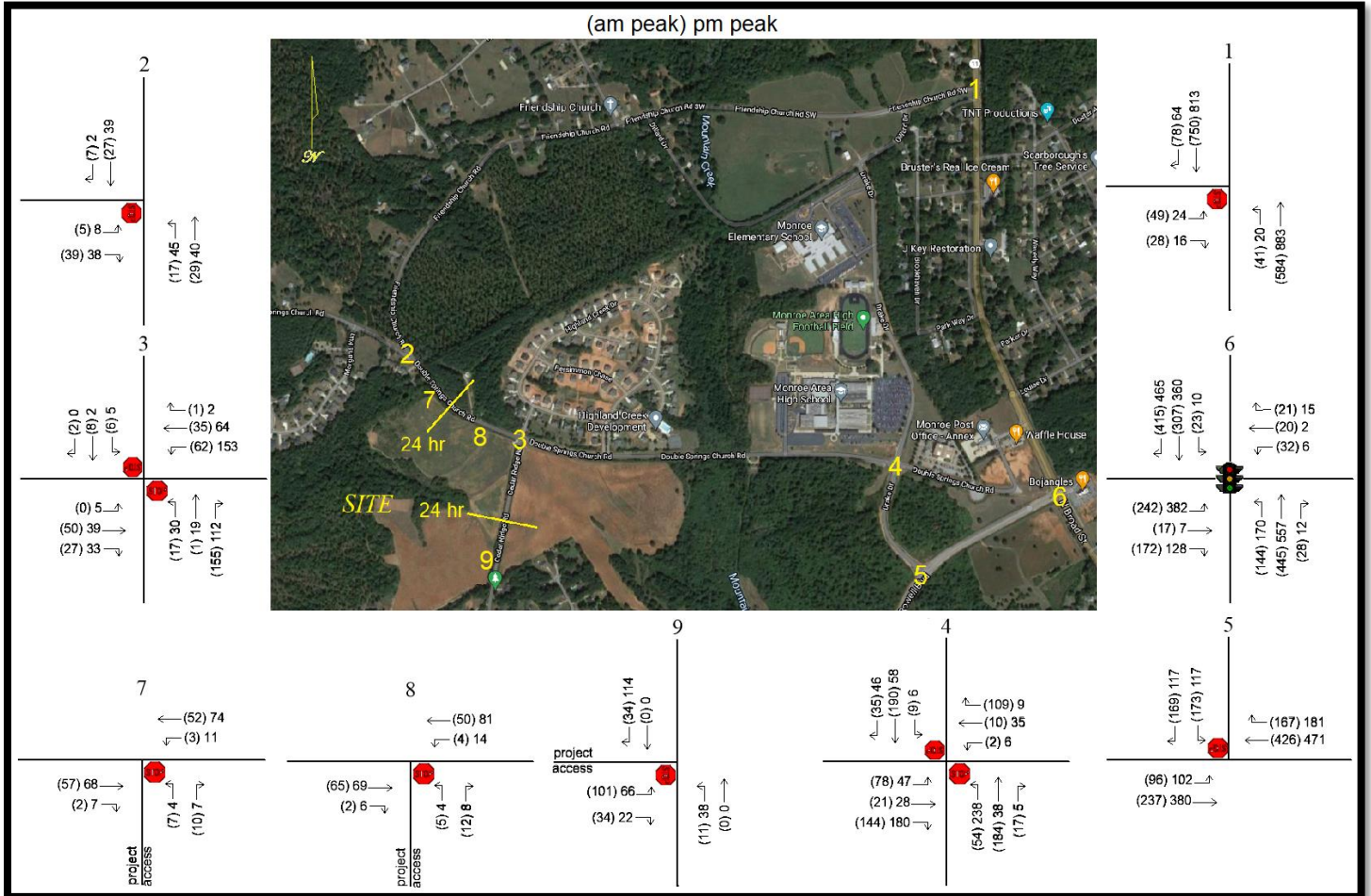


Figure 6 – Future Weekday A.M. and P.M. Peak Hour Volumes

Auxiliary Lanes at Project Accesses

The layout of the site will make the project access on Cedar Ridge Road function as the main access, and the higher volumes will enter and exit at that location. It is recommended that a southbound right turn lane be built on Cedar Ridge Road to serve this access. A northbound left turn lane is not considered essential due to the moderate through volumes on Cedar Ridge Road. Based on the exiting volumes, it is recommended that separate left and right turn lanes be built exiting the project here, with at least one inbound lane. The exiting approach should be controlled by side street stop sign and accompanying stop bar.

The project accesses on Double Springs Church Road will see more moderate volumes and, therefore, exclusive left and right turn lanes are not necessary for acceptable operations. These accesses should each be built with one entering and one exiting lane and the exiting approaches should be controlled by side street stop sign and accompanying stop bar.

Future Intersection Operations

An operational analysis was performed for the anticipated future project build-out, at the study intersections. Table 5 presents the results of the future analysis. Computer printouts containing detailed results of the future analysis are located in Appendix E. Levels of service and delays are provided for the overall intersection and for each controlled approach or movement. Locations that operate unacceptably (LOS E or LOS F) are presented in bold type.

Table 5 – Future Intersection Operations

Intersection / Approach	A.M. Peak Hour		P.M. Peak Hour	
	LOS	Delay (s/veh)	LOS	Delay (s/veh)
1. GA 11 at Friendship Church Rd	A	9.6	A	1.8
northbound left turn	B	10.1	A	10.0
eastbound approach	F	119.7	F	63.2
2. Dbl Springs Church Rd at Friendship Church Rd	A	4.7	A	4.4
northbound left turn	A	7.4	A	7.5
eastbound approach	A	9.0	A	9.1
3. Dbl Springs Church Rd at Cedar Ridge Rd / Cedar Pt Way	A	6.6	A	7.7
northbound approach	B	10.3	B	13.2
southbound approach	B	12.8	C	17.5
eastbound left turn	A	7.3	A	7.4
westbound left turn	A	7.6	A	7.8
4. Dbl Springs Church Rd at Drake Dr	D*	52.5	B	11.0
northbound left/through	E	58.1	C	22.4
northbound right turn	E	58.1	A	8.5
southbound left/through	E	65.2	B	14.5
southbound right turn	E	65.2	A	9.0
eastbound left turn	D	37.2	A	7.6
westbound left turn	D	40.9	A	7.8
5. GA 138 at Drake Dr	A	9.0	A	6.6
southbound left turn	E	48.4	F	51.9
southbound right turn	B	13.8	B	13.4
eastbound left turn	A	9.5	A	9.7
6. GA 11 at GA 138 / Bojangles Access	B	18.4	C	24.9
northbound approach	B	10.6	B	15.9
southbound approach	C	24.7	D	35.0
eastbound approach	B	19.3	C	22.6
westbound approach	B	16.7	B	15.2
7. Dbl Springs Church Rd at Project West Access	A	2.4	A	2.2
northbound approach (exiting project)	A	9.1	A	9.3
westbound left turn (entering project)	A	7.4	A	7.4
8. Dbl Springs Church Rd at Project East Access	A	2.4	A	2.2
northbound approach (exiting project)	A	9.1	A	9.3
westbound left turn (entering project)	A	7.4	A	7.4
9. Cedar Ridge Rd at Project Access	A	4.5	A	3.0
northbound left turn (entering project)	A	7.5	A	7.8
eastbound left turn (exiting project)	B	10.6	B	11.4
eastbound right turn (exiting project)	A	8.9	A	8.8

*intersection controlled by police and modeled as signal control in the a.m. peak

The future analysis reveals operations comparable to the no-build condition at most locations. However, there will be some deterioration at a few key locations:

At the GA 11 / Friendship Church intersection, the side street approach will drop to LOS F in the p.m. (it dropped to LOS F in the a.m. in the no-build). The volumes will continue to be unlikely sufficient to satisfy any volume-based warrants for signalization. No mitigation is identified here.

The delays at the Double Springs Church / Drake intersection are present in the morning peak due to a convergence of normal heavy morning traffic, coupled with the heavy school arrival / drop off traffic. This peaking is very acute and a police officer controls this intersection in the morning. A change in control here merits consideration. Options that would operate well include 1) changing the side street stop control to the Double Springs Church Road approaches and allowing the northbound and southbound approaches to be uncontrolled, 2) changing the control to an all-way stop, or 3) installing a roundabout. It is recommended that these options be investigated further by the City.

The side street delays on Drake at GA 138 will increase and by the future condition, this intersection merits consideration for signalization. In order to pursue signalization, a signal warrant analysis would be required to evaluate the criteria for signalization set forth in the Federal Highway Administration's *Manual on Uniform Traffic Control Devices* (MUTCD). These are the standards required by the Georgia DOT for signalization on state routes.

The two other study intersections and all project accesses are expected to operate well in the future condition. No mitigation is recommended at these locations other than the lane configuration and control recommended, above, for each access.

Conclusions and Recommendations

This study assesses the traffic impact of a proposed residential subdivision in the City of Monroe, Walton County, Georgia. The site is located along the south side of Double Springs Church Road and the west side of Cedar Ridge Road, with one proposed access on Cedar Ridge Road and two proposed accesses on Double Springs Church Road. The site will be developed with 310 single-family homes. The following are the findings and recommendations of this study:

1. The existing analysis reveals generally acceptable traffic operations at the study intersections. Two locations experience high delays, the eastbound approach from Friendship Church Road at GA 11 and the southbound left turn from Drake Drive at GA 138. Both intersections are considered a weak candidates for signalization at the present time. Therefore, no mitigation is identified for the existing condition.
2. Traffic volume growth trends in this area have been flat on the state routes and positive and moderate on the local roads, and this is expected to continue into the future.
3. A programmed infrastructure project that will effect traffic patterns and volumes in this area is the construction of a new ramp from southbound GA 138 to westbound US 78. This ramp will increase the westbound through volume on GA 138, which will tend to increase delays at the GA 138 / Drake intersection. However, these delays will be generally offset by the shift in volumes from the more-challenging southbound left turn to the easier right turn from Drake.
4. No-build operations at the study intersections will be comparable to the existing. Therefore, no mitigation is identified for the no-build condition.
5. The proposed subdivision will generate 225 new trips in the a.m. peak hour, 301 new trips in the p.m. peak hour, and 2,944 new daily trips.
6. The future analysis reveals operations comparable to the no-build condition at most locations.
 - a. At the GA 11 / Friendship Church intersection, the side street approach will drop to LOS F in the p.m. (it dropped to LOS F in the a.m. in the no-build). The volumes will continue to be unlikely sufficient to satisfy any volume-based warrants for signalization. No mitigation is identified here.
 - b. At the Double Springs Church / Drake intersection, a change in control merits consideration. Options that would operate well include 1) changing the side street stop control to the Double Springs Church Road approaches and allowing the northbound and southbound approaches to be uncontrolled, 2) changing the control to an all-way stop, or 3) installing a roundabout. It is recommended that these options be investigated further by the City.
 - c. The GA 138 / Drake intersection merits consideration for signalization by the future condition. A signal warrant analysis would be required to determine if and when signalization is appropriate.

- d. The two other study intersections and all project accesses are expected to operate well in the future condition. No mitigation is recommended at these locations other than the lane configuration and control recommended for each access.
7. The project access on Cedar Ridge Road will function as the main access, and the higher volumes will enter and exit at that location. It is recommended that a southbound right turn lane be built on Cedar Ridge Road to serve this access. A northbound left turn lane is not considered essential due to the moderate through volumes on Cedar Ridge Road. Based on the exiting volumes, it is recommended that separate left and right turn lanes be built exiting the project here, with at least one inbound lane. The exiting approach should be controlled by side street stop sign and accompanying stop bar.
8. The project accesses on Double Springs Church Road will see more moderate volumes and, therefore, exclusive left and right turn lanes are not necessary for acceptable operations. The accesses should each be built with one entering and one exiting lane and the exiting approaches should be controlled by side street stop sign and accompanying stop bar.
9. The project civil engineer should comply with applicable access design standards including sight distances, driveway spacing, turn lane storage and taper lengths, turn radii, roadway widths, and grades.

August 19th, 2021

Brad Callener
City Planner
City of Monroe
215 N Broad Street
Monroe, GA 30655

River Pointe Impact Study

This data was gathered to present the impacts of a proposed 310 lot subdivision located in the City of Monroe. The subdivision will be located at the SW quadrant of the intersection of Double Springs Church Road and Cedar Ridge Road.

Project Information:

Subdivision Name: River Pointe
Zoning: R1
Proposed Lots: 310

Water Usage:

Rate: 400 GPD/Unit (EPD standard)
Usage: $400 \times 310 = 124,000 \text{ GPD} = 0.124 \text{ MGD}$

Waste Water Disposal:

Rate: 400 GPD/Unit (EPD standard)
Usage: $400 \times 310 = 124,000 \text{ GPD} = 0.124 \text{ MGD}$

School Student Impact:

Rate: 0.725 students per household (Metro Atlanta Standard)
Generation: $0.725 \times 310 = 225 \text{ students}$

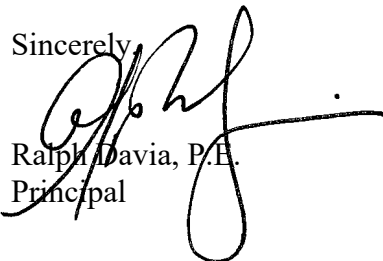
Solid Waste Disposal:

Rate: 20 lbs/unit per day (EPD Standard)
Generation: $20 \times 310 = 6,200 \text{ lbs/day}$ or 1132 ton/year

Traffic Study: See attached

Please do not hesitate to call me at 770-355-8070 should you require any additional information.

Sincerely,



Ralph Davia, P.E.
Principal

RESERVED FOR PLAT FILING

CLOSURE STATEMENT
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS AN ANGULAR ERROR OF 5 SECONDS PER ANGLE POINT AND A PRECISION RATIO OF 1 IN 16,940. IT HAS BEEN ADJUSTED USING THE COMPASS RULE METHOD.

THE DATA SHOWN ON THIS PLAT HAS A CLOSURE PRECISION RATIO OF 1 IN 557,144.

GENERAL NOTES
EQUIPMENT USED TO OBTAIN THESE MEASUREMENTS WAS A TOPCON GTS-235 TOTAL STATION.

BEARINGS ARE CALCULATED FROM ANGLES TURNED FROM A SINGLE GRID BASELINE.

THE DATUM FOR THIS SITE WAS ESTABLISHED UTILIZING GLOBAL POSITIONING SYSTEMS AND BASED ON POSITIONAL VALUES FOR THE VIRTUAL REFERENCE STATION NETWORK DEVELOPED BY eGPS SOLUTIONS. THE HORIZONTAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1983(HARN)-STATE PLANE COORDINATE SYSTEM OF GEORGIA-WEST ZONE. THE VERTICAL REFERENCE FRAME IS NORTH AMERICAN VERTICAL DATUM OF 1988. ANY DIRECTIONS OR DIMENSIONS SHOWN ARE A RECTANGULAR, GROUND LEVEL PROJECTION OF THE STATE PLANE COORDINATE SYSTEM.

DATE OF FIELD WORK: 08/12/21

ALL IRON PINS SET ARE 1/2" REBARS CAPPED WITH "GUNNIN LSF 1033" UNLESS OTHERWISE NOTED.

BY GRAPHIC PLOTTING ONLY, SOME PORTIONS OF THIS SITE ARE SHOWN TO BE WITHIN THE LIMITS OF A 100 YR. FLOOD HAZARD AREA AS PER F.I.R.M. WALTON COUNTY, GEORGIA AND INCORPORATED AREAS, COMMUNITY PANEL NUMBER(S) 13297C0110E, 13297C0129E, 13297C130E, AND 13297C0136E.

THE SURVEY AND PLAT SHOWN HEREON IS NOT INTENDED FOR USE OR RELIANCE BY ANY PARTIES OR ENTITIES NOT SPECIFICALLY LISTED IN THE TITLE. UNAUTHORIZED THIRD PARTIES SHALL INDEMNIFY AND HOLD GUNNIN AND SURVEYING, LLC HARMLESS AGAINST ANY AND ALL LIABILITY FOR ANY LOSS ARISING OUT OF, OR RELATED TO, RELIANCE BY ANY THIRD PARTY ON ANY WORK PERFORMED THEREUNDER, OR THE CONTENTS OF THE SURVEY.

ABOVE GROUND UTILITY LOCATIONS WERE OBTAINED FROM FIELD OBSERVATIONS. UNDERGROUND UTILITIES WERE NOT LOCATED AS PART OF THIS SURVEY. THE INFORMATION SHOWN ON THIS DRAWING CONCERNING UTILITIES IS NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. THE OWNER, ARCHITECT, CONTRACTOR AND THEIR AGENTS ARE RESPONSIBLE FOR MAKING THEIR OWN DETERMINATIONS AS TO THE ACTUAL SIZE, TYPE AND LOCATION OF UNDERGROUND AND OTHER UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO.

UTILITIES NOT SHOWN FOR CLARITY.

THE CURRENT PARCEL IDENTIFICATION NUMBER IS M0290008.

REFERENCE
1. SURVEY OF BREEDLOVE PROPERTY, PREPARED BY HANNON, MECKS & BAGWELL SURVEYORS & ENGINEERS, INC. ON OCTOBER 31, 1986, AND LAST REVISED ON MAY 11, 1988.

SYMBOL LEGEND

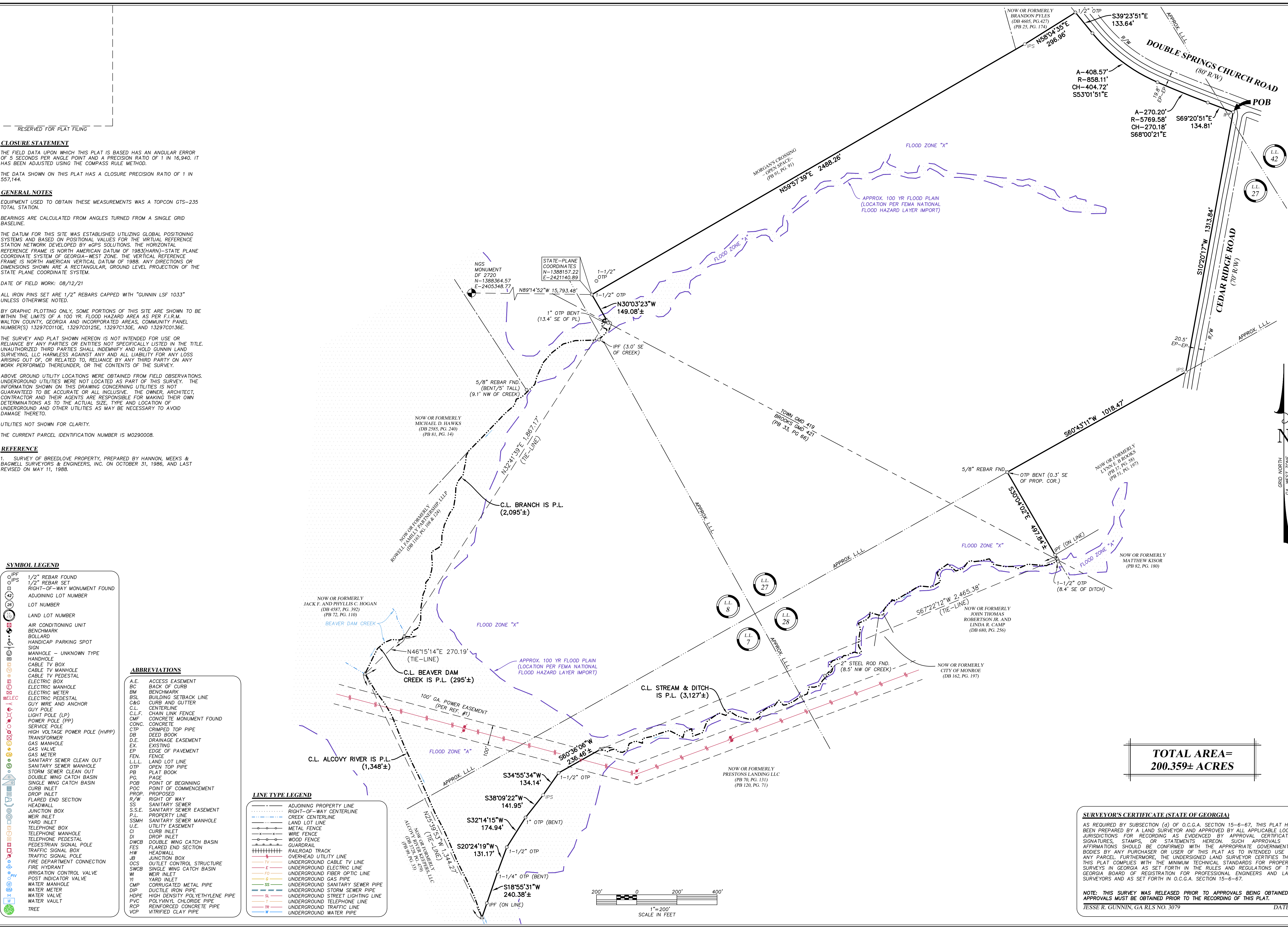
- 1/2" REBAR FOUND
- 1/2" REBAR SET
- RIGHT-OF-WAY MONUMENT FOUND
- ADJOINING LOT NUMBER
- LOT NUMBER
- LAND LOT NUMBER
- AIR CONDITIONING UNIT
- BENCHMARK
- BOLLARD
- HANDICAP PARKING SPOT
- SIGN
- MANHOLE - UNKNOWN TYPE
- HANDHOLE
- CABLE TV BOX
- CABLE TV MANHOLE
- CABLE TV PEDESTAL
- ELECTRIC BOX
- ELECTRIC MANHOLE
- ELECTRIC METER
- ELECTRIC PEDESTAL
- GUY WIRE AND ANCHOR
- GUY POLE
- LIGHT POLE (LP)
- POWER POLE (PP)
- SERVICE POLE
- HIGH VOLTAGE POWER POLE (HVPP)
- TRANSFORMER
- GAS MANHOLE
- GAS VALVE
- GAS METER
- SANITARY SEWER CLEAN OUT
- SANITARY SEWER MANHOLE
- STORM SEWER CLEAN OUT
- DOUBLE WING CATCH BASIN
- SINGLE WING CATCH BASIN
- CURB INLET
- DROP INLET
- FLARED END SECTION
- HEADWALL
- JUNCTION BOX
- WEIR INLET
- YARD INLET
- TELEPHONE BOX
- TELEPHONE MANHOLE
- TELEPHONE PEDESTAL
- PEDESTRIAN SIGNAL POLE
- TRAFFIC SIGNAL BOX
- TRAFFIC SIGNAL POLE
- FIRE DEPARTMENT CONNECTION
- FIRE HYDRANT
- IRRIGATION CONTROL VALVE
- POST INDICATOR VALVE
- WATER MANHOLE
- WATER METER
- WATER VALVE
- WATER VAULT
- TREE

ABBREVIATIONS

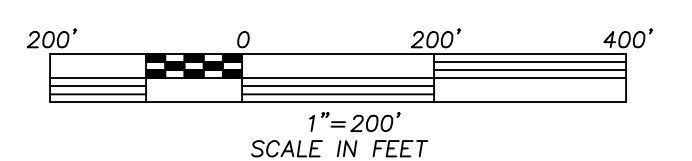
- A.E. ACCESS EASEMENT
- BC BACK OF CURB
- BM BENCHMARK
- BSL BUILDING SETBACK LINE
- C&G CURB AND GUTTER
- C.L. CENTERLINE
- C.L.F. CHAIN LINK FENCE
- CONC. CONCRETE
- OTP CRIMPED TOP PIPE
- DB DIBED BOOK
- D.E. DRAINAGE EASEMENT
- EX. EXISTING
- EP EDGE OF PAVEMENT
- FEN. FENCE
- LL.L. LAND LOT LINE
- OTP OPEN TOP PIPE
- PLAT BOOK
- PG. PAGE
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT
- PROP. PROPOSED
- R/W RIGHT OF WAY
- SS SANITARY SEWER
- S.S.E. SANITARY SEWER EASEMENT
- P.L. PROPERTY LINE
- SSMH SANITARY SEWER MANHOLE
- U.E. UTILITY EASEMENT
- DI DROP INLET
- DWCB DOUBLE WING CATCH BASIN
- FES FLARED END SECTION
- HW HEADWALL
- JB JUNCTION BOX
- OCS OUTLET CONTROL STRUCTURE
- SWCB SINGLE WING CATCH BASIN
- WI WEIR INLET
- YI YARD INLET
- CMP CORRUGATED METAL PIPE
- DIP DUCTILE IRON PIPE
- HDPE HIGH DENSITY POLYETHYLENE PIPE
- PVC POLYVINYL CHLORIDE PIPE
- RCP REINFORCED CONCRETE PIPE
- VCP VITRIFIED CLAY PIPE

LINE TYPE LEGEND

- ADJOINING PROPERTY LINE
- RIGHT-OF-WAY CENTERLINE
- CREEK CENTERLINE
- LAND LOT LINE
- METAL FENCE
- WIRE FENCE
- WOOD FENCE
- RAILROAD TRACK
- OVERHEAD UTILITY LINE
- UNDERGROUND CABLE TV LINE
- UNDERGROUND ELECTRIC LINE
- UNDERGROUND FIBER OPTIC LINE
- UNDERGROUND GAS PIPE
- UNDERGROUND SANITARY SEWER PIPE
- UNDERGROUND STORM SEWER PIPE
- UNDERGROUND STREET LIGHTING LINE
- UNDERGROUND TELEPHONE LINE
- UNDERGROUND TRAFFIC LINE
- UNDERGROUND WATER PIPE



TOTAL AREA= 200.359± ACRES



SURVEYOR'S CERTIFICATE (STATE OF GEORGIA)
 AS REQUIRED BY SUBSECTION (d) OF O.C.G.A. SECTION 15-6-67, THIS PLAT HAS BEEN PREPARED BY A LAND SURVEYOR AND APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS FOR RECORDING AS EVIDENCED BY APPROVAL CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HEREON. SUCH APPROVALS OR AFFIRMATIONS SHOULD BE CONFIRMED WITH THE APPROPRIATE GOVERNMENTAL BODIES BY ANY PURCHASER OR USER OF THIS PLAT AS TO INTENDED USE OF ANY PARCEL. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

NOTE: THIS SURVEY WAS RELEASED PRIOR TO APPROVALS BEING OBTAINED. APPROVALS MUST BE OBTAINED PRIOR TO THE RECORDING OF THIS PLAT.

JESSE R. GUNNIN, GA RLS No. 3079 DATE

REVISION	DATE

BOUNDARY SURVEY FOR:
THE PACIFIC GROUP, INC.
 LOCATED IN LAND LOTS 7, 8, 27, 28 & 42
 BROOKS GMD 421 & TOWN GMD 419, 3rd DISTRICT
 CITY OF MONROE
 WALTON COUNTY, GEORGIA
 AUGUST 20, 2021

141 Railroad St., Ste. 116
 Canton, GA 30114
 678.880.7502
 www.GunninSurvey.com
 License No. LSF 001033



DRAWN BY: JZC
 CHECKED BY: JRJ

PROJECT NO. 21062

SHEET	OF
1	1

DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINTE
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 3RD
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA: 200.04 ACRES
 PROPOSED LOTS: 310
 DENSITY: 310 UNITS/200.40 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE= 15% OR 30.01 AC
 PROPOSED OPEN SPACE= 28% OR 28.50 AC

PROPOSED STREET WIDTH = 28' BOC-BOC

PROPOSED ROW WIDTH = 50'

SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'

MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE, GA 30655
 TELEPHONE: (770) 3186153

DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE, ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267

ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374, ALPHARETTA, GA 30004
 TELEPHONE: (770) 573-4801

UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION.
 SEWER: SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA 6IN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

HYDROLOGY STATEMENT
 DUE TO TIMING OF BASIN PEAKS, NO DETENTION IS PROPOSED FOR THIS DEVELOPMENT. WATER QUALITY WILL BE PROVIDED VIA INFILTRATION WITHIN THE LOW LYING FLOODPLAIN AREAS. WE WILL ALSO UTILIZE A TREATMENT TRAIN OF PROPRIETARY BMPs AND ENHANCED SWALES. STORM WATER WILL BE DESIGNED IN ACCORDANCE WITH THE GEORGIA STORMWATER MANAGEMENT MANUAL AND THE CITY OF MONROE DEVELOPMENT STANDARDS.

REVISIONS	DATE	DESCRIPTION
1	8/2/2021	PRELIMINARY PLAT SUBMITTAL
2	8/19/2021	PRELIMINARY PLAT SUBMITTAL #2

CLIENT: **THE PACIFIC GROUP INC.**
 5755 DUPREE DR., NW #130, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267

AUTHORIZATION STATEMENT
 I HEREBY SUBMIT THIS PRELIMINARY PLAT AS AUTHORIZED AGENT/OWNER OF ALL PROPERTY SHOWN THEREON, AND CERTIFY THAT ALL CONTIGUOUS PROPERTY UNDER MY OWNERSHIP OR CONTROL IS INCLUDED WITHIN THE BOUNDARY OF THIS PRELIMINARY PLAT, AS REQUIRED BY THE DEVELOPMENT REGULATIONS.

 SIGNATURE OF AUTHORIZED AGENT/OWNER
 8/19/2021 DATE

CERTIFICATION OF APPROVAL BY THE CODE ENFORCEMENT OFFICE
 THIS PRELIMINARY PLAT HAS BEEN REVIEWED AND APPROVED FOR GENERAL COMPLIANCE WITH THE ZONING ORDINANCE AND DEVELOPMENT REGULATION OF THE CITY OF MONROE.

 CODE ENFORCEMENT OFFICER
 _____ DATE

CERTIFICATE OF APPROVAL BY PLANNING COMMISSION
 THE PRELIMINARY PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE PLANNING COMMISSION. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAT. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

DATED THIS _____ DAY OF _____, 20____

BY: _____ CHAIRMAN
 BY: _____ SECRETARY

CERTIFICATE OF APPROVAL BY MONROE WATER & GAS DEPARTMENT
 THE LOTS SHOWN HEREON AND PLANS FOR WATER AND SEWAGE COLLECTION AND DISPOSAL HAVE BEEN REVIEWED AND APPROVED BY THE CITY OF MONROE WATER & GAS DEPARTMENT, AND WITH THE EXCEPTION OF LOTS ARE APPROVED FOR DEVELOPMENT.

DATED THIS _____ DAY OF _____, 20____

BY: _____

TITLE: _____

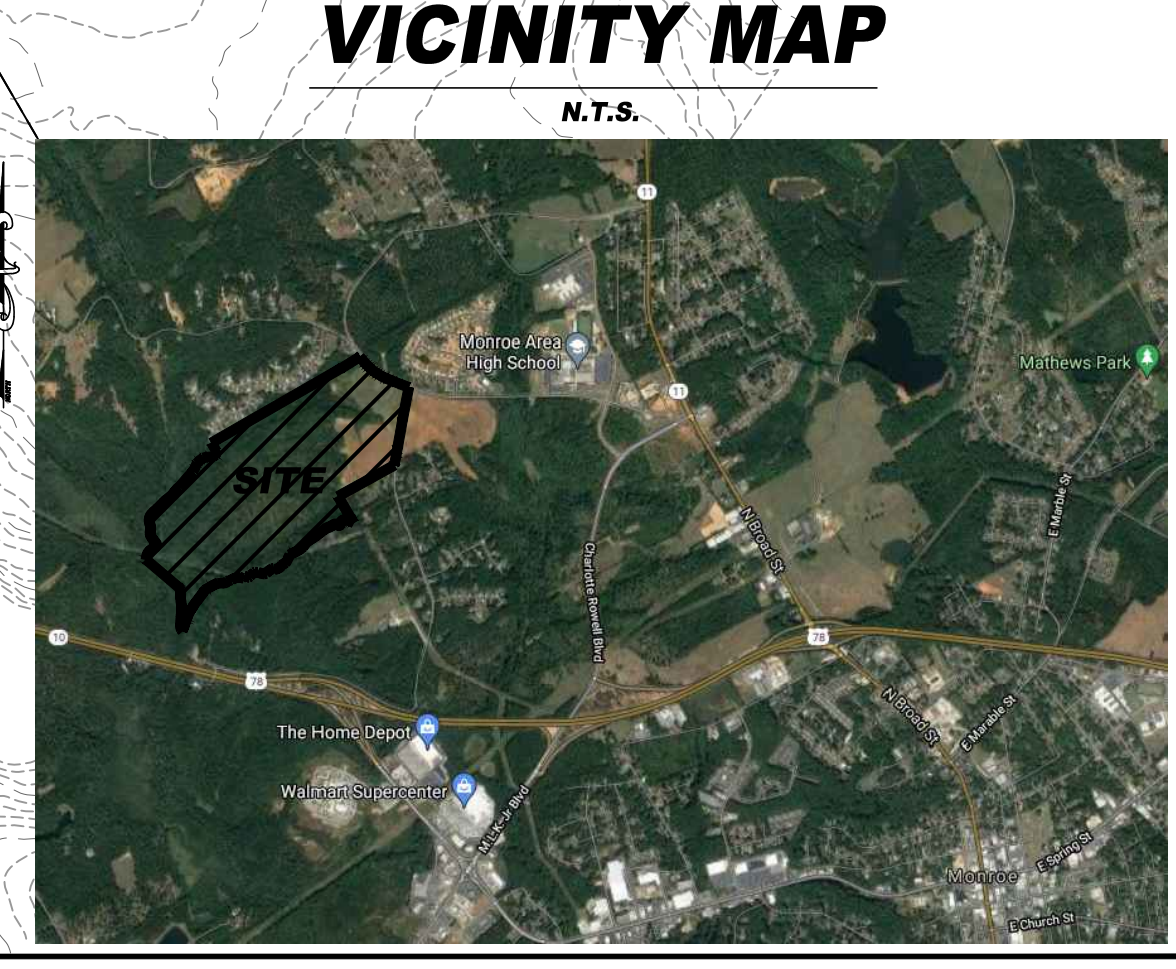
CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL
 THE PRELIMINARY PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE MAYOR AND COUNCIL. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAT. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

DATED THIS _____ DAY OF _____, 20____

BY: _____ MAYOR
 BY: _____ CITY CLERK



- UNDISTURBED BUFFER
- ZONE A FLOOD PLAIN
- DRAINAGE EASEMENT
- SANITARY SEWER EASEMENT
- WETLAND AREAS



CLIENT: **GREYDEN ENGINEERING**
 12460 CRABAPPLE ROAD, STE 202-374, ALPHARETTA, GA 30004
 PH: 770-573-4801 FAX: 678-302-6362

REGISTERED PROFESSIONAL ENGINEER
 RALPH DANIEL
 119/2021
 ENGINEER'S SEAL & SIGNATURE

OVERALL SITE PLAN FOR RIVER POINTE PRELIMINARY PLAT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION, CITY OF MONROE, WALTON COUNTY, GEORGIA

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-1

DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINTE
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 3RD
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA: 200.04 ACRES
 PROPOSED LOTS: 310
 DENSITY: 310 UNITS/200.04 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE= 15% OR 30.01 AC
 PROPOSED OPEN SPACE= 28% OR 28.50 AC

PROPOSED STREET WIDTH = 28' BOC-BOC
 PROPOSED ROW WIDTH = 50'
 SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'
 MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE, GA 30655
 TELEPHONE: (770) 3186153

DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE, ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267

ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374, ALPHARETTA, GA 30004
 TELEPHONE: (770) 573-4801

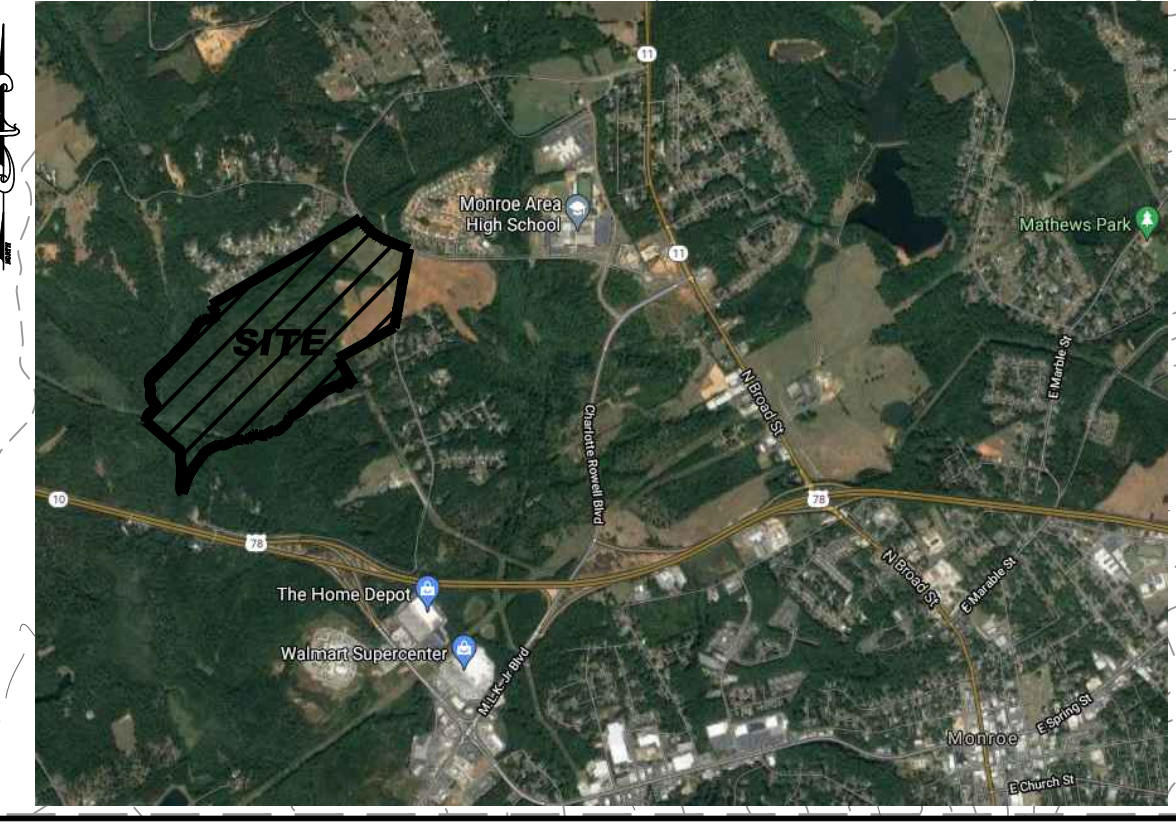
UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION. SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA 6IN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

SEWER:

-  UNDISTURBED BUFFER
-  ZONE A FLOOD PLAIN
-  DRAINAGE EASEMENT
-  SANITARY SEWER EASEMENT
-  WETLAND AREAS

ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

HYDROLOGY STATEMENT
 DUE TO TIMING OF BASIN PEAKS, NO DETENTION IS PROPOSED FOR THIS DEVELOPMENT. WATER QUALITY WILL BE PROVIDED VIA INFILTRATION WITHIN THE LOW LYING FLOODPLAIN AREAS. WE WILL ALSO UTILIZE A TREATMENT TRAIN OF PROPRIETARY BMPs AND AND ENHANCED SWALES. STORM WATER WILL BE DESIGNED IN ACCORDANCE WITH THE GEORGIA STORMWATER MANAGEMENT MANUAL AND THE CITY OF MONROE DEVELOPMENT STANDARDS.



REVISIONS	DATE	DESCRIPTION
210	8/2/2021	PRELIMINARY PLAT SUBMITTAL
209	6/19/2021	PRELIMINARY PLAT SUBMITTAL

CLIENT: **THE PACIFIC GROUP INC.**
 5755 DUPREE DR., NW #30, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267

ENGINEER: **GREYDEN ENGINEERING**
 12460 CRABAPPLE ROAD, STE 202-374 ALPHARETTA, GA 30004
 PH: 770-573-4801 FAX: 678-302-6362

REGISTERED PROFESSIONAL ENGINEER
 RALPH W. WALKER
 ENGINEER'S SEAL & SIGNATURE

SITE PLAN FOR RIVER POINTE PRELIMINARY PLAT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION CITY OF MONROE, WALTON COUNTY, GEORGIA

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-2

DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINT
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 36D
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA = 200.04 ACRES
 PROPOSED LOTS = 310
 DENSITY: 310 UNITS/200.04 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE = 15% OR 30.01 AC
 PROPOSED OPEN SPACE = 28% OR 28.50 AC
 PROPOSED STREET WIDTH = 28' BOC-BOC
 PROPOSED ROW WIDTH = 50'
 SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'
 MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE GA 30655
 TELEPHONE: (770) 3186153

DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE, ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267

ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374, APLHARETTA, GA 30004
 TELEPHONE: (770) 573-4801

UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION. SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA GIN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

SEWER: 75' IMPERVIOUS SETBACK
 50' CITY UNDIST BUFFER
 25' STATE UNDIST BUFFER

ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

LEGEND

- UNDISTURBED BUFFER
- ZONE A FLOOD PLAIN
- DRAINAGE EASEMENT
- SANITARY SEWER EASEMENT
- WETLAND AREAS

N/F HAWKS MICHAEL/D ZONING A1

PP-3 MATCH LINE

PP-1 MATCH LINE

PP-3 MATCH LINE

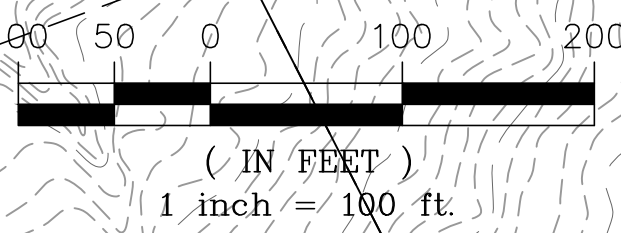
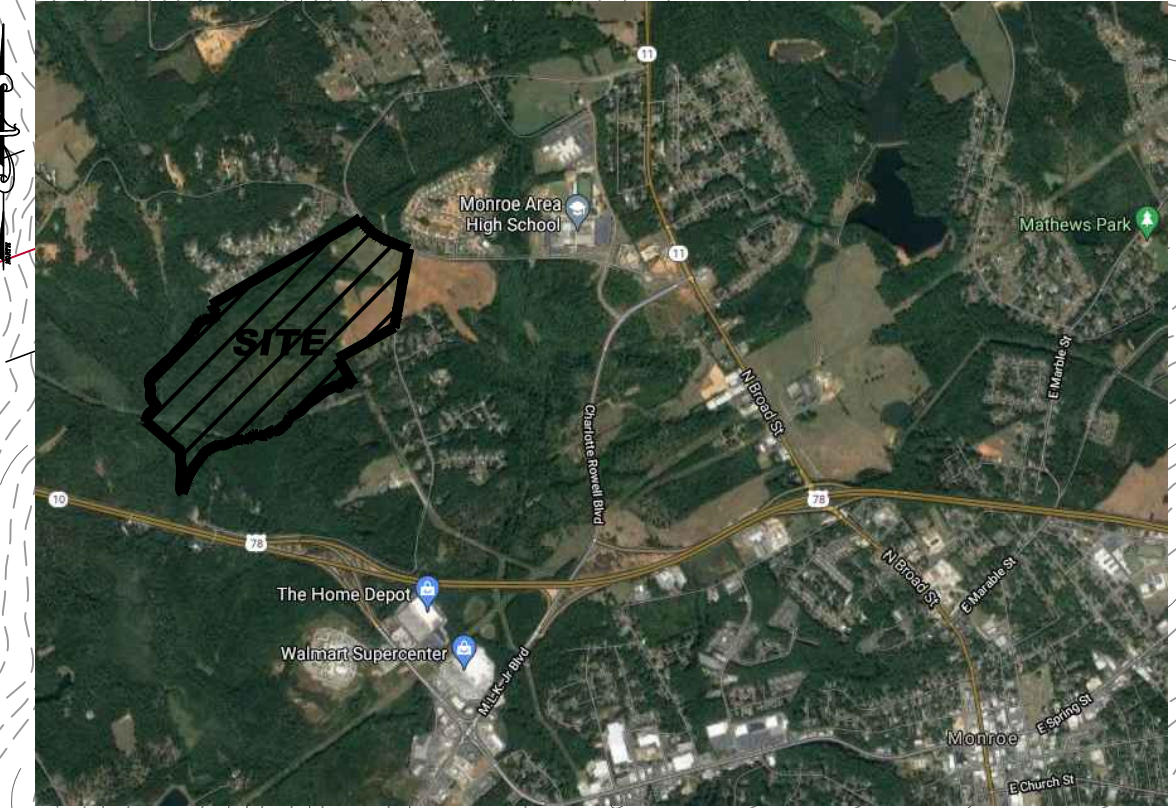
AMENITY POOL
 PAVILLION
 PLAYGROUND
 MAIL KIOSK LOCATION

STORM WATER MANAGEMENT FACILITY

ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

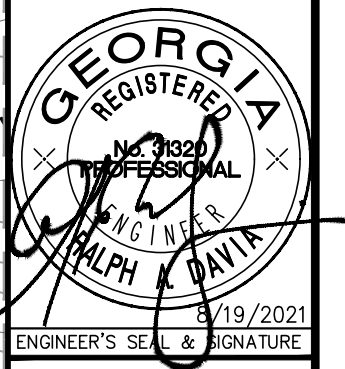
HYDROLOGY STATEMENT
 DUE TO TIMING OF BASIN PEAKS, NO DETENTION IS PROPOSED FOR THIS DEVELOPMENT. WATER QUALITY WILL BE PROVIDED VIA INFILTRATION WITHIN THE LOW LYING FLOODPLAIN AREAS. WE WILL ALSO UTILIZE A TREATMENT TRAIN OF PROPRIETARY BMS AND ENHANCED SWALES. STORM WATER WILL BE DESIGNED IN ACCORDANCE WITH THE GEORGIA STORMWATER MANAGEMENT MANUAL AND THE CITY OF MONROE DEVELOPMENT STANDARDS.

VICINITY MAP
 N.T.S.



REVISIONS	DATE	DESCRIPTION
1	8/2/2021	PRELIMINARY PLAT SUBMITTAL
2	8/19/2021	PRELIMINARY PLAT SUBMITTAL

CLIENT: **THE PACIFIC GROUP INC.**
 5755 DUPREE DR., NW #130, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267



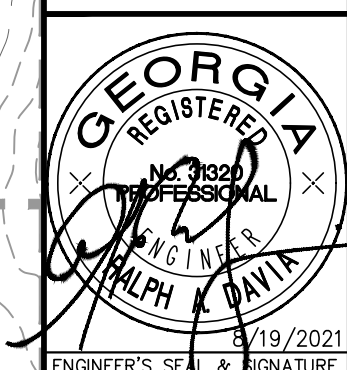
SITE PLAN FOR RIVER POINT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION CITY OF MONROE, WALTON COUNTY, GEORGIA
PRELIMINARY PLAT

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-3

REVISIONS	DATE	DESCRIPTION
212	7/26/21	PRELIMINARY PLAT SUBMITTAL
211	7/19/20	PRELIMINARY PLAT SUBMITTAL

CLIENT
THE PACIFIC GROUP INC.
 5755 DUPREE DR., NW #130, ATLANTA, GA 30327 678.603.8267
 24 HOUR EMERGENCY CONTACT: RICHARD COOPER 678.603.8267

ENGINEERING
GREYDEN
 12460 CRABAPPLE ROAD, STE 202-374
 APLHARETTA, GA 30004
 PH: 770-573-4801 FAX: 678-302-6362



SITE PLAN FOR RIVER POINTE PRELIMINARY PLAT
 LOCATED IN LAND LOTS 7, 8, 27 & 28, 3RD DISTRICT, 2ND SECTION CITY OF MONROE, WALTON COUNTY, GEORGIA

DATE	7/26/21
JOB NO.	21-028
DRAWN	RAD
CHECKED	RAD
SCALE	AS NOTED
SHEET:	PP-4



ZONE A FLOOD PLANE PER FEMA FIRM PANELS 13297C0110E 13297C0125E 13297C130E & 13297C0136E

AMENITY POOL
 PAVILLION
 PLAYGROUND
 MAIL KIOSK LOCATION

N/F HOGAN JACK F & HOGAN PHYLLIS C ZONING A1

N/F ROBERTSON JOHN THOMAS JR ZONING A1

100' GA. POWER EASEMENT (PER REF. #1)

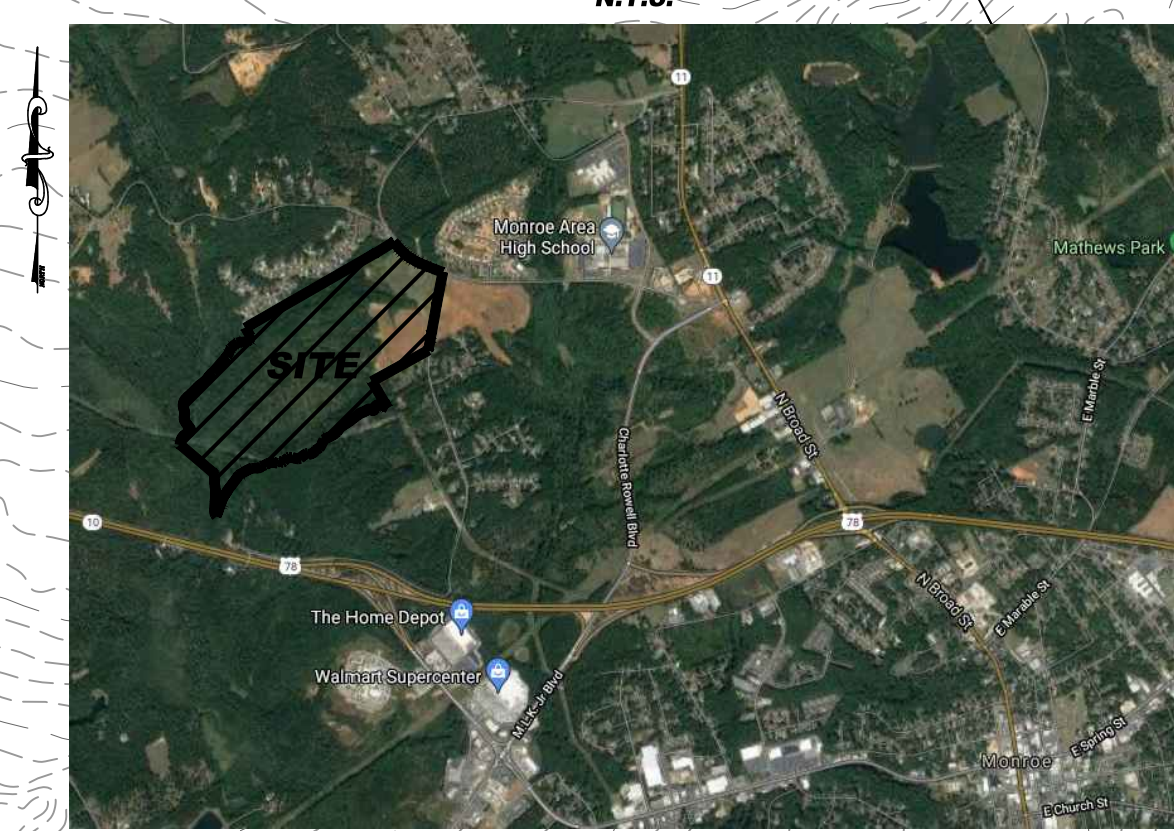
PP-2 MATCH LINE
 75' IMPERVIOUS SETBACK
 50' CITY UNDIST BUFFER
 25' STATE UNDIST BUFFER

N/F MONROE CITY OF ZONING A1

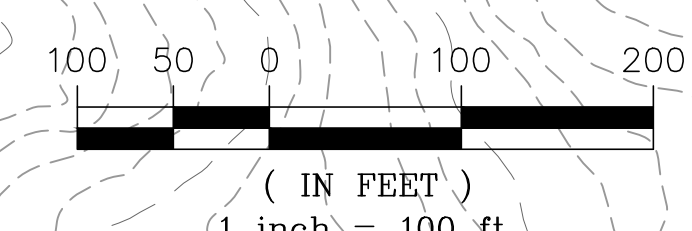
N/F PRESTONS LANDING LLC ZONING A1

	UNDISTURBED BUFFER
	ZONE A FLOOD PLAIN
	DRAINAGE EASEMENT
	SANITARY SEWER EASEMENT
	WETLAND AREAS

VICINITY MAP
 N.T.S.



HYDROLOGY STATEMENT
 DUE TO TIMING OF BASIN PEAKS, NO DETENTION IS PROPOSED FOR THIS DEVELOPMENT. WATER QUALITY WILL BE PROVIDED VIA INFILTRATION WITHIN THE LOW LYING FLOODPLAIN AREAS. WE WILL ALSO UTILIZE A TREATMENT TRAIN OF PROPRIETARY BMP'S AND ENHANCED SWALES. STORM WATER WILL BE DESIGNED IN ACCORDANCE WITH THE GEORGIA STORMWATER MANAGEMENT MANUAL AND THE CITY OF MONROE DEVELOPMENT STANDARDS.



DEVELOPMENT SUMMARY

PROPOSED NAME: RIVER POINTE
 LAND LOTS: 7, 8, 27 & 28
 LAND DISTRICT: 3RD
 PROPOSED USE: SINGLE FINALLY RESIDENTIAL
 EXISTING ZONING: R1
 PROPOSED ZONING = UNCHANGED
 TOTAL AREA = 200.40 ACRES
 PROPOSED LOTS = 310
 DENSITY: 310 UNITS/200.40 ACRE
 1.55 UPA
 REQUIRED OPEN SPACE = 15% OR 30.01 AC
 PROPOSED OPEN SPACE = 28% OR 28.50 AC
 PROPOSED STREET WIDTH = 28' BOC-BOC
 PROPOSED ROW WIDTH = 50'
 SETBACKS: FRONT = 30'
 SIDE = 10'
 REAR = 25'
 MIN LOT AREA: 14,000 SF
 MIN LOT WIDTH: 100' AT BUILDING LINE
 MIN LOT FRONTAGE: 75'

OWNER: THE ROWELL FAMILY PARTNERSHIP & JANE JAY STILL
 ADDRESS: P.O. BOX 1378, MONROE GA 30655
 TELEPHONE: (770) 3186153
 DEVELOPER: THE PACIFIC GROUP
 ADDRESS: 5755 DUPREE DRIVE ATLANTA, GA 30327
 TELEPHONE: (678) 603-8267
 ENGINEER: GREYDEN ENGINEERING
 ADDRESS: 12460 CRABAPPLE ROAD, STE 202-374 APLHARETTA, GA 30004
 TELEPHONE: (770) 573-4801
 UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG DOUBLE SPRING CHURCH ROAD AND CEDAR RIDGE RD. 8" DUCTILE WILL BE USED THROUGH OUT THE SUBDIVISION.
 SEWER: SUBDIVISION WILL GRAVITY FEED TO A CENTRALIZED LIFT STATION AND THEN PUMP VIA GIN FORCE MAIN TO THE NEAREST CITY OF MONROE SYSTEM MANHOLE AS PER DISCUSSIONS WITH CITY OF MONROE UTILITIES.

LINE #	LENGTH	DIRECTION
L2	53.04'	S49°59'56"W
L4	16.87'	S63°09'32"W
L5	179.60'	N26°50'28"W
L6	70.24'	N58°04'28"E
L7	136.92'	S39°23'00"E
L8	100.00'	S63°09'32"W
L9	170.70'	N26°50'28"W
L10	100.40'	N58°04'28"E
L11	100.00'	S63°09'32"W
L12	161.81'	N26°50'28"W
L13	100.40'	N58°04'28"E
L14	100.00'	S63°09'32"W
L15	156.19'	N26°50'28"W
L16	99.37'	N59°57'31"E
L17	0.79'	N58°04'28"E
L18	100.00'	S63°09'32"W
L19	150.60'	N26°50'28"W
L20	100.16'	N59°57'31"E
L21	100.00'	S63°09'32"W
L22	145.00'	N26°50'28"W
L23	100.16'	N59°57'31"E
L30	112.62'	N46°17'24"W
L32	57.80'	N45°16'57"W
L33	46.38'	N28°56'10"W
L34	53.06'	N13°53'54"W
L35	66.95'	N04°16'34"E
L36	44.89'	N21°38'01"E
L37	53.48'	N59°57'31"E
L38	134.41'	S36°31'45"W
L39	44.49'	S59°24'13"W
L40	58.56'	S77°01'37"W
L41	60.98'	N84°52'28"W
L42	69.32'	N65°07'46"W
L43	3.84'	N45°16'57"W
L44	138.92'	S26°50'28"E
L45	140.00'	S26°50'28"E
L46	31.16'	S63°09'32"W
L47	56.86'	S42°02'23"W
L48	13.38'	S59°24'13"W
L51	62.92'	N63°09'32"E
L52	21.52'	S63°09'32"W
L53	118.80'	N63°09'32"E
L54	14.85'	S74°47'28"E
L56	17.46'	S45°52'44"E
L57	142.02'	S34°26'09"W
L58	88.05'	N45°52'44"W
L59	111.95'	S45°52'44"E
L60	140.00'	S44°07'16"W
L61	7.58'	N46°28'25"W
L62	94.29'	N45°52'44"W
L63	94.29'	S45°52'44"E
L64	140.00'	S42°55'54"W
L65	57.33'	N55°57'35"W
L66	56.58'	N51°30'50"W
L68	57.33'	S55°57'35"E
L69	140.00'	S34°02'25"W
L70	100.00'	N55°57'35"W
L71	100.00'	S55°57'35"E
L72	140.00'	S34°02'25"W
L73	140.00'	S32°55'58"W
L74	7.06'	N56°30'48"W
L75	94.68'	N55°57'35"W
L76	94.68'	S55°57'35"E
L77	139.54'	S21°14'14"W
L78	100.15'	N68°45'46"W

LINE #	LENGTH	DIRECTION
L79	140.34'	N21°14'14"E
L80	64.00'	S68°03'04"E
L81	36.15'	S68°45'23"E
L82	100.00'	N68°45'46"W
L83	143.11'	N21°14'14"E
L84	63.73'	S67°04'50"E
L85	26.64'	S67°05'25"E
L86	9.68'	S68°03'04"E
L87	36.29'	S64°52'45"E
L88	73.97'	N68°45'46"W
L89	148.06'	N33°36'00"E
L91	28.35'	S64°32'49"E
L92	15.29'	S64°52'45"E
L93	31.37'	S59°42'14"E
L94	40.32'	S62°32'38"E
L95	2.69'	S64°32'49"E
L97	99.04'	N55°57'35"W
L98	139.34'	N34°02'25"E
L99	25.29'	S59°42'14"E
L100	101.85'	N55°57'35"W
L101	137.56'	N34°02'25"E
L102	33.24'	S53°34'07"E
L103	66.94'	S58°34'13"E
L104	1.78'	S59°42'14"E
L105	51.12'	N55°57'35"W
L107	31.10'	N45°52'44"W
L108	137.66'	N44°07'16"E
L109	49.45'	S50°44'56"E
L110	37.27'	S53°34'07"E
L111	1.78'	S53°34'07"E
L112	17.15'	S50°44'56"E
L113	103.19'	N45°52'44"W
L114	135.40'	N44°07'16"E
L115	44.57'	S45°28'06"E
L116	40.83'	S47°22'14"E
L117	0.73'	S50°44'56"E
L118	89.40'	N45°52'44"W
L120	13.18'	N14°21'50"E
L121	130.68'	N63°09'32"E
L122	83.16'	S44°24'29"E
L124	28.54'	S51°23'42"E
L125	148.58'	S38°36'18"W
L126	147.85'	N63°09'32"E
L127	14.93'	S75°07'39"E
L128	147.92'	S38°36'18"W
L129	103.84'	S51°23'42"E
L130	137.74'	S30°43'39"W
L131	78.47'	S51°23'42"E
L132	141.98'	S24°09'56"W
L134	76.31'	S65°50'04"E
L135	141.20'	S24°09'56"W
L136	100.00'	S65°50'04"E
L137	137.74'	S24°09'56"W
L138	98.38'	S65°50'04"E
L139	124.88'	S24°09'56"W
L140	14.14'	S69°09'56"W
L141	95.46'	N65°50'04"W
L142	132.89'	N24°09'56"E
L144	63.38'	S67°59'30"E
L145	53.19'	N65°50'04"W
L146	24.92'	N51°23'42"W
L147	132.65'	N38°36'18"E
L148	109.03'	N51°23'42"W
L149	126.41'	N38°36'18"E
L150	76.90'	N51°23'42"W

LINE #	LENGTH	DIRECTION
L151	13.06'	N13°55'49"E
L152	11.59'	N63°09'32"E
L153	55.99'	N49°59'56"E
L154	148.54'	S37°08'08"W
L156	56.03'	N65°50'04"W
L157	14.14'	N20°50'04"W
L158	126.76'	N24°09'56"E
L159	127.52'	S67°59'30"E
L160	89.39'	S10°20'00"W
L161	169.39'	S74°30'46"W
L163	29.83'	S67°59'30"E
L164	114.30'	S69°20'00"E
L165	159.50'	S10°20'00"W
L166	140.00'	N79°40'00"W
L167	31.28'	N10°20'00"E
L169	101.12'	S10°20'00"W
L170	140.00'	N79°40'00"W
L171	101.12'	N10°20'00"E
L172	101.12'	S10°20'00"W
L173	140.00'	N79°40'00"W
L174	101.12'	N10°20'00"E
L175	101.12'	S10°20'00"W
L176	140.00'	N79°40'00"W
L177	101.12'	N10°20'00"E
L178	101.12'	S10°20'00"W
L179	140.00'	N79°40'00"W
L180	101.12'	N10°20'00"E
L181	101.12'	S10°20'00"W
L182	140.00'	N79°40'00"W
L183	101.12'	N10°20'00"E
L184	101.12'	S10°20'00"W
L185	140.00'	N79°40'00"W
L186	101.12'	N10°20'00"E
L187	101.12'	S10°20'00"W
L188	140.00'	N79°40'00"W
L189	101.12'	N10°20'00"E
L190	101.12'	S10°20'00"W
L191	140.00'	N79°40'00"W
L192	101.12'	N10°20'00"E
L193	106.25'	S10°20'00"W
L194	68.25'	N79°35'10"W
L196	15.05'	N50°24'01"W
L197	19.94'	N09°13'36"W
L199	25.28'	N10°20'00"E
L200	93.00'	S10°20'00"W
L201	140.00'	N79°40'00"W
L202	127.26'	N10°20'00"E
L203	107.59'	S68°45'46"E
L205	14.55'	S32°59'03"E
L206	106.11'	S10°20'00"W
L207	140.00'	N79°40'00"W
L208	33.53'	N10°20'00"E
L209	72.59'	N10°20'00"E
L210	96.47'	S10°20'00"W
L211	14.14'	S55°20'00"W
L212	130.00'	N79°40'00"W
L213	106.47'	N10°20'00"E
L214	100.00'	N79°40'00"W
L215	140.00'	N10°20'00"E
L216	100.00'	S79°40'00"E
L217	100.00'	N79°40'00"W
L218	140.00'	N10°20'00"E
L219	100.00'	S79°40'00"E
L220	100.00'	N79°40'00"W
L221	140.00'	N10°20'00"E

LINE #	LENGTH	DIRECTION
L222	100.00'	S79°40'00"E
L223	100.00'	N79°40'00"W
L224	140.00'	N10°20'00"E
L225	100.00'	S79°40'00"E
L226	100.00'	N79°40'00"W
L227	140.00'	N10°20'00"E
L228	100.00'	S79°40'00"E
L229	9.13'	N79°40'00"W
L231	42.18'	N82°18'39"W
L232	140.00'	N07°41'21"E
L233	69.07'	S82°18'39"E
L234	36.01'	S79°40'00"E
L235	100.00'	N82°18'39"W
L236	140.00'	N07°41'21"E
L237	100.00'	S82°18'39"E
L238	100.00'	N82°18'39"W
L239	140.00'	N07°41'21"E
L240	100.00'	S82°18'39"E
L241	100.00'	N82°18'39"W
L242	140.00'	N07°41'21"E
L243	100.00'	N82°18'39"E
L244	100.00'	N82°18'39"W
L245	140.00'	N07°41'21"E
L246	100.00'	S82°18'39"E
L247	100.00'	N82°18'39"W
L248	140.00'	N07°41'21"E
L249	100.00'	S82°18'39"E
L250	9.05'	N82°18'39"W
L252	151.48'	N03°45'48"W
L253	123.52'	S82°18'39"E
L255	140.06'	N16°21'21"W
L256	105.77'	N70°06'29"E
L257	22.03'	S82°18'39"E
L259	140.09'	N28°56'53"W
L260	33.95'	N60°01'51"E
L261	90.37'	N70°06'29"E
L263	91.89'	S60°01'51"W
L264	140.00'	N29°58'09"W
L265	101.96'	N60°01'51"E
L266	100.00'	S60°01'51"W
L267	140.00'	N29°58'09"W
L268	100.00'	N60°01'51"E
L269	100.00'	S60°01'51"W
L270	140.00'	N29°58'09"W
L271	100.00'	N60°01'51"E
L272	100.00'	S60°01'51"W
L273	140.00'	N29°58'09"W
L274	100.00'	N60°01'51"E
L275	100.00'	S60°01'51"W
L276	140.00'	N29°58'09"W
L277	100.00'	N60°01'51"E
L278	100.00'	S60°01'51"W
L279	140.00'	N29°58'09"W
L280	100.00'	N60°01'51"E
L281	100.00'	S60°01'51"W
L282	140.00'	N29°58'09"W
L283	13.62'	N60°01'51"E
L284	86.38'	N60°01'51"E
L285	100.00'	S60°01'51"W
L286	140.00'	N29°58'09"W
L287	100.00'	N60°01'51"E
L288	140.00'	S29°58'09"E
L289	100.00'	S60°01'51"W
L290	140.00'	N29°58'09"W
L291	100.00'	N60°01'51"E

LINE #	LENGTH	DIRECTION
L292	140.00'	S29°58'09"E
L293	100.00'	S60°01'51"W
L294	100.00'	N60°01'51"E
L295	140.00'	S29°58'09"E
L296	100.00'	S60°01'51"W
L297	100.00'	N60°01'51"E
L298	140.00'	S29°58'09"E
L299	100.00'	S60°01'51"W
L300	100.00'	N60°01'51"E
L301	140.00'	S29°58'09"E
L302	100.00'	S60°01'51"W
L303	100.00'	N60°01'51"E
L304	140.00'	S29°58'09"E
L305	100.00'	S60°01'51"W
L306	100.00'	N60°01'51"E
L307	140.00'	S29°58'09"E
L308	100.00'	S60°01'51"W
L309	100.00'	N60°01'51"E
L310	100.00'	S60°01'51"W
L311	100.00'	N60°01'51"E
L312	0.00'	S29°58'09"E
L313	140.00'	S29°58'09"E
L314	140.00'	S10°08'47"E
L315	81.30'	S69°53'36"W
L316	140.00'	S07°41'21"W
L317	83.34'	S89°54'00"W
L319	10.59'	S82°18'39"E
L320	140.00'	S07°41'21"W
L321	100.00'	N82°18'39"W
L322	100.00'	S82°18'39"E
L323	85.44'	N82°18'39"W
L324	100.00'	S82°18'39"E
L325	140.00'	S07°41'21"W
L326	14.56'	N82°18'39"W
L327	140.00'	S07°41'21"W
L328	100.00'	N82°18'39"W
L329	100.00'	S82°18'39"E
L331	36.56'	S61°07'58"W
L332	76.77'	N28°52'02"W
L333	135.86'	S82°18'39"E
L334	14.14'	S37°18'39"E
L335	29.32'	S07°41'21"W
L336	140.00'	S10°20'00"W
L338	89.43'	N79°40'00"W
L339	140.00'	N10°20'00"E
L340	100.00'	S79°40'00"E
L341	140.00'	S10°20'00"W
L342	100.00'	N79°40'00"W
L343	100.00'	S79°40'00"E
L344	96.04'	S10°20'00"W
L346	97.30'	N79°40'00"W
L347	90.63'	S79°40'00"E
L348	14.14'	S34°40'00"E
L349	145.00'	S44°32'48"E
L350	100.00'	S45°27'12"W
L351	145.00'	N44°32'48"W
L352	100.00'	N45°27'12"E
L353	145.00'	S44°32'48"E
L354	100.00'	S45°27'12"W
L355	100.00'	N45°27'12"E
L356	145.00'	S44°32'48"E

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the first table.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the second table.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the third table.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the fourth table.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the fifth table.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the sixth table.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the seventh table.

Table with 3 columns: LINE #, LENGTH, DIRECTION. Contains 100 rows of data for the eighth table.

REVISIONS table with columns DATE, DESCRIPTION, and a signature block for THE PACIFIC GROUP INC. and GREYDEN ENGINEERING, INC.

Parcel Table			Parcel Table			Parcel Table			Parcel Table			Parcel Table			Parcel Table			Parcel Table		
Parcel #	Area SF	Area AC	Parcel #	Area SF	Area AC	Parcel #	Area SF	Area AC	Parcel #	Area SF	Area AC	Parcel #	Area SF	Area AC	Parcel #	Area SF	Area AC	Parcel #	Area SF	Area AC
1	16004.68	0.37	61	14000.00	0.32	121	14784.26	0.34	181	14000.00	0.32	241	14000.00	0.32	301	20062.98	0.46	361	14000.00	0.32
2	17515.15	0.40	62	16214.87	0.37	122	15577.30	0.36	182	14000.00	0.32	242	14000.00	0.32	302	15455.63	0.35	362	14000.00	0.32
3	16625.39	0.38	63	14000.00	0.32	123	16282.47	0.37	183	14000.00	0.32	243	14000.00	0.32	303	17034.17	0.39	363	14000.00	0.32
4	15898.34	0.36	64	14000.00	0.32	124	16713.08	0.38	184	15021.62	0.34	244	14000.00	0.32	304	15418.68	0.35	364	14000.00	0.32
5	15339.18	0.35	65	14818.53	0.34	125	17006.48	0.39	185	14972.47	0.34	245	14000.00	0.32	305	14203.13	0.33	365	14000.00	0.32
6	14780.02	0.34	66	18479.98	0.42	126	15888.82	0.36	186	14000.00	0.32	246	14000.00	0.32	306	13999.99	0.32	366	14000.00	0.32
7	25098.77	0.58	67	15629.80	0.36	127	15262.32	0.35	187	14000.00	0.32	247	14438.74	0.33	307	14000.00	0.32	367	14000.00	0.32
8	27012.26	0.62	68	14000.00	0.32	128	15000.00	0.34	188	14000.00	0.32	248	14317.62	0.33	308	14160.30	0.33	368	14000.00	0.32
9	21641.68	0.50	69	14000.00	0.32	129	15000.00	0.34	189	23103.53	0.53	249	14000.00	0.32	309	14000.00	0.32	369	14000.00	0.32
10	14173.44	0.33	70	14000.00	0.32	130	15000.00	0.34	190	23273.65	0.53	250	14000.00	0.32	310	14000.00	0.32			
11	15401.20	0.35	71	14000.00	0.32	131	17445.03	0.40	191	14500.00	0.33	251	14000.00	0.32						
12	14000.00	0.32	72	16351.09	0.38	132	15734.76	0.36	192	14611.71	0.34	252	14000.00	0.32						
13	14058.03	0.32	73	14115.20	0.32	133	15000.00	0.34	193	15059.00	0.35	253	14000.00	0.32						
14	14393.07	0.33	74	14000.00	0.32	134	15000.00	0.34	194	15059.00	0.35	254	14000.00	0.32						
15	14000.00	0.32	75	14000.00	0.32	135	15000.00	0.34	195	14693.22	0.34	255	14740.84	0.34						
16	14054.05	0.32	76	14000.00	0.32	136	16964.10	0.39	196	14500.00	0.33	256	19163.42	0.44						
17	15910.28	0.37	77	14000.00	0.32	137	17470.06	0.40	197	14500.00	0.33	257	17260.04	0.40						
18	14856.10	0.34	78	15140.64	0.35	138	17470.71	0.40	198	14500.00	0.33	258	14000.00	0.32						
19	14856.10	0.34	79	14000.00	0.32	139	17424.65	0.40	199	14500.00	0.33	259	16397.08	0.38						
20	14000.00	0.32	80	14000.00	0.32	140	16888.88	0.39	200	14500.00	0.33	260	16470.59	0.38						
21	14000.00	0.32	81	14000.00	0.32	141	17469.44	0.40	201	16433.83	0.38	261	16433.83	0.38						
22	14000.00	0.32	82	14000.00	0.32	142	15311.69	0.35	202	16541.73	0.38	262	14000.00	0.32						
23	14000.00	0.32	83	14000.00	0.32	143	15000.00	0.34	203	15100.00	0.35	263	14000.00	0.32						
24	14000.00	0.32	84	14000.00	0.32	144	16061.25	0.37	204	14000.00	0.32	264	14000.00	0.32						
25	14264.00	0.33	85	14000.00	0.32	145	16484.61	0.38	205	14000.00	0.32	265	14000.00	0.32						
26	14000.00	0.32	86	14000.00	0.32	146	15000.00	0.34	206	14000.00	0.32	266	14000.00	0.32						
27	14000.00	0.32	87	14000.00	0.32	147	15000.00	0.34	207	14000.00	0.32	267	14000.00	0.32						
28	14000.00	0.32	88	15310.13	0.35	148	15000.00	0.34	208	14000.00	0.32	268	14000.00	0.32						
29	14000.00	0.32	89	15858.46	0.36	149	19457.49	0.45	209	14000.00	0.32	269	14000.00	0.32						
30	14000.00	0.32	90	16664.97	0.38	150	15057.28	0.35	210	14188.64	0.33	270	14121.47	0.32						
31	15551.12	0.36	91	16591.74	0.38	151	17271.96	0.40	211	14004.88	0.32	271	15411.02	0.35						
32	16199.20	0.37	92	16518.50	0.38	152	14000.00	0.32	212	14133.44	0.32	272	14000.00	0.32						
33	15226.85	0.35	93	16445.26	0.38	153	14000.00	0.32	213	14000.00	0.32	273	14000.00	0.32						
34	14100.09	0.32	94	16372.02	0.37	154	14000.00	0.32	214	14000.00	0.32	274	14000.00	0.32						
35	14000.00	0.32	95	16298.79	0.37	155	15218.07	0.35	215	14000.00	0.32	275	14000.00	0.32						
36	14000.00	0.32	96	16225.55	0.37	156	14029.38	0.32	216	15639.54	0.36	276	14000.00	0.32						
37	14000.00	0.32	97	16152.31	0.37	157	14000.00	0.32	217	18989.26	0.44	277	14000.00	0.32						
38	14000.00	0.32	98	16020.46	0.37	158	15936.31	0.37	218	14000.00	0.32	278	14003.39	0.32						
39	14000.00	0.32	99	21920.25	0.50	159	16147.57	0.37	219	14000.00	0.32	279	13996.61	0.32						
40	14000.00	0.32	100	15978.49	0.37	160	16122.46	0.37	220	14000.00	0.32	280	20388.87	0.47						
41	14000.00	0.32	101	15653.33	0.36	161	14000.00	0.32	221	19497.62	0.45	281	14415.10	0.33						
42	14000.00	0.32	102	15328.17	0.35	162	14000.00	0.32	222	14000.00	0.32	282	14157.17	0.33						
43	14000.00	0.32	103	15447.26	0.35	163	14000.00	0.32	223	14000.00	0.32	283	14157.17	0.33						
44	14000.00	0.32	104	15369.64	0.35	164	15595.87	0.36	224	14000.00	0.32	284	14157.17	0.33						
45	14000.00	0.32	105	15693.48	0.36	165	14000.00	0.32	225	14000.00	0.32	285	14157.17	0.33						
46	14530.74	0.33	106	15641.13	0.36	166	14000.00	0.32	226	14000.00	0.32	286	14157.17	0.33						
47	14000.00	0.32	107	15697.74	0.36	167	14000.00	0.32	227	14280.66	0.33	287	14157.17	0.33						
48	14000.00	0.32	108	17160.90	0.39	168	14000.00	0.32	228	15350.80	0.35	288	14157.17	0.33						
49	15442.73	0.35	109	16829.80	0.39	169	14500.00	0.33	229	14316.60	0.33	289	14157.17	0.33						
50	14823.07	0.34	110	16075.84	0.37	170	20710.97	0.48	230	14000.00	0.32	290	17848.20	0.41						
51	14000.00	0.32	111	16154.98	0.37	171	14000.00	0.32	231	14000.00	0.32	291	25637.96	0.59						
52	14000.00	0.32	112	17595.49	0.40	172	14000.00	0.32	232	14000.00	0.32	292	15406.34	0.35						
53	14000.00	0.32	113	17416.06	0.40	173	15084.89	0.35	233	14000.00	0.32	293	14000.29	0.32						
54	14000.00	0.32	114	16463.09	0.38	174	13999.94	0.32	234	14000.00	0.32	294	14164.68	0.33						
55	15529.25	0.36	115	16297.06	0.37	175	14196.09	0.33	235	14000.00	0.32	295	14000.00	0.32						
56	14000.00	0.32	116	15306.06	0.35	176	14000.00	0.32	236	14000.00	0.32	296	14280.81	0.33						
57	14000.00	0.32	117	15353.99	0.35	177	14000.00	0.32	237	16746.63	0.38	297	14000.00	0.32						
58	15878.32	0.36	118	15399.65	0.35	178	14000.00	0.32	238	15374.01	0.35	298	14000.00	0.32						
59	18739.09	0.43	119	15108.85	0.35	179	14000.00	0.32	239	14000.00	0.32	299	14000.50	0.32						
60	14876.88	0.34	120	14834.67	0.34	180	14000.00	0.32	240	14000.00	0.32	300	14494.91	0.33						

CURVE TABLE					
CURVE #	LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH	
C1	36.55'	883.51'	S40°34'07"E	36.55'	
C2	40.20'	175.00'	S56°34'44"W	40.11'	
C12	93.29'	55.00'	S04°52'50"E	82.50'	
C19	90.79'	53.53'	N79°38'59"E	80.29'	
C20	20.07'	60.24'	N22°18'21"E	19.98'	
C21	22.44'	24.30'	N37°30'00"E	21.65'	
C22	46.59'	225.00'	S39°56'48"E	46.51'	
C27	4.67'	225.00'	S46°28'25"E	4.67'	
C28	34.92'	225.00'	S51°30'50"E	34.88'	
C34	4.35'	225.00'	S56°30'48"E	4.35'	
C35	37.76'	175.00'	N62°34'53"W	37.69'	
C36	1.34'	175.00'	N56°10'47"W	1.34'	
C41	30.79'	175.00'	N50°55'09"W	30.75'	
C42	29.96'	175.00'	N40°58'25"W	29.93'	
C43	65.61'	225.00'	S43°02'28"E	65.38'	
C46	30.94'	225.00'	S55°20'02"E	30.91'	
C47	25.7				



To: Planning and Zoning / City Council
From: Patrick Kelley
Department: Planning, Zoning, Code and Development
Date: 11-10-2021
Description: PRELIMINARY PLAT CASE #358, MUL Properties, LLC, 318 Alcovy Street

Budget Account/Project Name: NA

Funding Source: 2021 NA

Budget Allocation: NA

Budget Available: NA

Requested Expense: \$NA

Company of Purchase: NA

Recommendation: Staff recommends approval of this Preliminary Plat subject to the 2 corrections listed in the staff report.

Background: Partially developed with former American Legion building and associated parking. The owner is requesting Preliminary Plat approval for a planned residential development.

Attachment(s): Application, staff report and supporting documentation.



**Planning
City of Monroe, Georgia
PRELIMINARY PLAT REVIEW**

APPLICATION SUMMARY

PRELIMINARY PLAT CASE #: 358

DATE: November 5, 2021

STAFF REPORT BY: Brad Callender, City Planner

DEVELOPER: MUL Properties, LLC

PROPERTY OWNER: MUL Properties, LLC

DESIGN CONSULTANT: Smith Planning Group

LOCATION: West side of Alcovy Street – 318 Alcovy Street

ACREAGE: ±18.853

EXISTING ZONING: PRD (Planned Residential District)

EXISTING LAND USE: Partially developed with former American Legion building and associated parking

ACTION REQUESTED: The owner is requesting Preliminary Plat approval for a planned residential development.

STAFF RECOMMENDATION: Staff recommends approval of this Preliminary Plat subject to the corrections listed below.

DATE OF SCHEDULED PUBLIC HEARINGS

PLANNING COMMISSION: November 16, 2021

CITY COUNCIL: December 14, 2021

PRELIMINARY PLAT REVIEW SUMMARY

The submitted Preliminary Plat requires the following corrections prior to signing the plat for approval. Due to the number and type of comments identified, additional corrections may be required upon submission of the revised Preliminary Plat.

1. Consider revising the proposed street names for the development. The street names should be reflective of an association with the project’s name and the U.S. armed services, i.e. street names of famous veteran icons, local veteran’s names, etc. (7.2.4(i))
2. Remove the approval signature block for the Monroe Combined Utilities.



City of Monroe

215 N. Broad Street
Monroe, GA 30655
(770) 207-4674

PRELIMINARY PLAT PERMIT

PERMIT #:	358	DESCRIPTION:	PRELIMINARY PLAT - 71 Lots Veteran's Walk
JOB ADDRESS:	318 ALCOVY ST	LOT #:	37
PARCEL ID:	M0180020	BLK #:	
SUBDIVISION:		ZONING:	
ISSUED TO:	MUL Properties Inc	CONTRACTOR:	MUL Properties Inc
ADDRESS:	1022 Twelve Oaks Place	ADDRESS:	1022 Twelve Oaks Place
CITY, STATE ZIP:	Watkinsville GA 30677	CITY, STATE ZIP:	Watkinsville GA 30677
PHONE:		PHONE:	
PROP. USE		DATE ISSUED:	11/04/2021
VALUATION:	\$ 0.00	EXPIRATION:	5/03/2022
SQ FT	0.00	PERMIT STATUS:	O
OCCP TYPE:		# OF BEDROOMS	
CNST TYPE:		# OF BATHROOMS	
INSPECTION REQUESTS:	770-207-4674 lwilson@monroega.gov	# OF OTHER ROOMS	

FEE CODE	DESCRIPTION	AMOUNT
PZ-05	PRELIMINARY PLAT REVIEW (PER LOT)	\$1,420.00
FEE TOTAL		\$ 1,420.00
PAYMENTS		\$-1,420.00
BALANCE		\$ 0.00

NOTES:

This request for a Preliminary Plat will be heard by the Monroe Planning Commission on November 16, 2021 at 5:30pm and by the Mayor & City Council on December 14, 2021 at 6:00pm in the City Council Chambers located in City Hall at 215 N. Broad St. Monroe, GA 30655.

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS STARTED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.


(APPROVED BY)

11/4/21
DATE

CITY OF MONROE

DEVELOPMENT PERMIT AND PRELIMINARY SUBDIVISION PLAT APPLICATION

Application fees: Preliminary Subdivision Plats - \$20 per lot Non-residential Projects – 50% of BP
NPDES fees: \$40/disturbed acre to EPD and \$40/disturbed acre to City of Monroe
Shall be paid prior to issuance of permit.

Three copies of the site development plans including erosion, sediment & pollution control plan and two copies of the stormwater management study or two copies of the preliminary subdivision plat. Also required on all developments...
Two copies of the hydraulic calculations with water line design must accompany all applications.

RECEIVED
10/14/21

THIS FORM MUST BE COMPLETELY FILLED OUT.

Project Name VETERANS WALK

Project Location 318 ALCOVY ST., MONROE, GA 30655

Proposed Use MIXED USE Map/Parcel M0180005 & M0180020

Acreage 18.853 #S/D Lots 71 # Multifamily Units _____ # Bldgs _____

Water(provider) CITY OF MONROE Sewer(provider) CITY OF MONROE

Property Owner MUL PROPERTIES, LLC Phone# 770-267-2503

Address PO BOX 1588 City MONROE State GA Zip 30655

Developer MUL PROPERTIES, LLC Phone# 770-267-2503

Address PO BOX 1588 City MONROE State GA Zip 30655

Designer SMITH PLANNING GROUP Phone# 706-769-9515

Address 1022 TWELVE OAKS PL #201 City WATKINSVILLE State GA Zip 30677

Site Contractor _____ Phone# _____

Address _____ City _____ State _____ Zip _____

The applicant shall be responsible from the date of the permit, or from the time of the beginning of the first work, whichever shall be the earlier, for all injury or damage of any kind resulting from this work, whether for basic services or additional services, to persons or property. The applicant shall exonerate, indemnify and save harmless the City from and against all claims or actions, and all expenses incidental to the defense (including death) to persons or property caused or sustained in connection with the performance of this permit or by conditions created thereby or arising out of or anyway connected with the work performed under the permit or for any and all claims for damages under the laws of the United States or of Georgia arising out of or in any way connected with the acquisition of and construction under the permit and shall assume and pay for, without cost to the City, the defense of any and all claims, litigation, and actions, suffered through any act or omission of the applicant or any subcontractor or anyone directly or indirectly employed under the supervision of any of them.

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I HEREBY CERTIFY THAT I HAVE EXAMINED AND UNDERSTAND ALL INFORMATION ON THIS APPLICATION AND THAT THE ABOVE STATEMENTS AND INFORMATION SUPPLIED BY ME ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING WORK TO BE PERFORMED SHALL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT.

SIGNATURE OF APPLICANT: Bob Smith DATE: 10/14/2021



215 North Broad Street
Monroe, GA 30655
Tel (770) 267-3429
Fax (770) 267-3698

Receipt Number: R00291107
Cashier Name: LAURA WILSON
Terminal Number: 34
Receipt Date: 11/4/2021 10:22:41 AM

220

Transaction Code: BP - Building Projects Payment

Payment Method: Check Payn Reference: 23319

Name: MUL Properties Inc	\$1,420.00
Total Balance Due:	\$1,420.00
Amount:	\$1,420.00
Total Payment Received:	\$1,420.00
Change:	\$0.00


 PLAN REVIEW # kak555
 18-2374

**EROSION SEDIMENT & POLLUTION CONTROL PLAN REVIEW
 WALTON COUNTY SOIL AND WATER CONSERVATION DISTRICT**

<u>5/26/20 revised 7/9/20</u> DATE ON PLANS	<u>Monroe</u> LIA	<u>7/14/2020</u> DATE RECEIVED
<u>18.853</u> TOTAL PROJECT ACRES	<u>17.5</u> TOTAL DISTURBED ACRES	
<u>Veterans Walk</u> NAME OF PROJECT	<u>318 Alcovy Street, Monroe, GA 30655</u> ADDRESS (INCLUDING COUNTY)	
<u>33.785686 -83.716200</u> SPECIFIC INFORMATION ON PROJECT (GPS Location)		
<u>Charles R. Smith</u> DESIGN PROFESSIONAL	<u>22829/11-14-2021</u> LEVEL II CERTIFICATION/EXPIRATION DATE	<u>CdC2/CdB2/Alp/CzC3/CzB3/CdD2</u> SOIL SERIES
<u>Mul Properties LLC c/o Paul Rosenthal</u> APPLICANT	<u>P.O. Box 1588, Monroe, GA 30655</u> ADDRESS	<u>770-267-2503</u> PHONE NUMBER

REPORT OF TECHNICAL REVIEW

The Erosion Sediment and Pollution Control Plan for the above named project or activity meets the requirements of the Erosion and Sediment Control Ordinance or Rules and Regulations Governing Land-Disturbing Activities in Monroe under the provisions of the Erosion and Sedimentation Act of 1975, as amended.

The Erosion Sediment and Pollution Control Plan for the above named project or activity does not meet the requirements in Monroe through failure to include the following:

Contingent upon addressing the following:

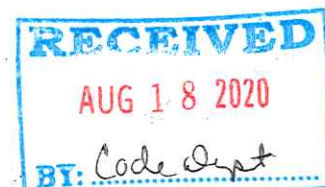
41. Please show/delineate the entire buffer area(s) as they are disjointed

> Approvals are contingent upon providing all necessary permits and variances. Any questions, comments, or concerns regarding this plan review should be addressed to:

Technical review by:	<u>Kari Ann Kleist</u>
Level II Certification #/Expiration Date:	<u>88064/8.29.22</u>
Organization:	<u>GSWCC</u>
Date:	<u>07/29/20</u>

The technical review as accomplished and reported above was done at the request of and is concurred in by the Walton County Soil and Water Conservation District.

 DISTRICT SUPERVISOR

 DATE




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VETERANS WALK
CITY OF MONROE, GEORGIA

SEALS:



SHEET TITLE:

PRELIMINARY PLAT

SHEET ISSUE: 05/26/20 PROJECT NO. 18-2374

NO.	DATE	DESCRIPTION
1	07/09/20	ADDRESS COMMENTS
2	08/10/20	ADDRESS COMMENTS

SHEET NO.

PP-10

PROJECT DATA:

- OWNER / DEVELOPER: MUI PROPERTIES LLC, P.O. BOX 1588, MONROE, GA 30665
- PARCEL / ADDRESS: M018005 AND M018020, 318 ALCOVY STREET
- TOTAL PROJECT ACREAGE: +/- 18.853 AC
- LAND LOT: 37 AND 38, DISTRICT: 3RD
- EXISTING ZONING: PRD, PROPOSED USE: MIXED-USE
- WATER SUPPLY: CITY OF MONROE, SEWERAGE DISPOSAL: CITY OF MONROE, GARBAGE COLLECTION: CITY OF MONROE
- THIS PROJECT SHALL MEET ALL CITY OF MONROE, GEORGIA ORDINANCES PERTAINING TO SIGNS, SIDEWALKS, STREET LIGHTING, STREET TREES, AND SOLID WASTE COLLECTION. ALL LIGHTING FIXTURES MUST BE FULLY-SHIELDED IN ACCORDANCE WITH CITY OF MONROE, GEORGIA STANDARDS TO ENSURE DOWNWARD ILLUMINATION ONLY.
- STORMWATER MANAGEMENT SHALL BE IN ACCORDANCE WITH CITY OF MONROE, GEORGIA ORDINANCES AND REGULATIONS.
- THIS PROJECT IS TO BE CONSTRUCTED IN A SINGLE PHASE, BEGINNING UPON APPROVAL OF ALL REQUIRED PLANS AND AFTER OBTAINING ALL REQUIRED PERMITS.
- NO PORTION OF THIS SITE LIES WITHIN A FLOOD PLAIN ACCORDING TO FIRM MAP NUMBERS 13297C013EE AND 13297C013TE, DATED 12/08/2016. THERE ARE NO ENVIRONMENTAL AREAS ON OR ADJACENT TO THIS SITE.
- PROPOSED UTILITIES: WATER, POWER, TELEPHONE, AND CABLE ALL UTILITIES ARE TO BE INSTALLED UNDER GROUND. UTILITIES WILL BE CONTAINED WITHIN DEDICATED EASEMENTS.
- BOUNDARY AND INFORMATION TAKEN FROM RECORD PLATS AND A SURVEY PREPARED BY ALCOVY SURVEYING AND ENGINEERING, INC. DATED 04/14/18. TOPOGRAPHIC INFORMATION FROM SAME.
- NO SIGNS ARE PROPOSED AT THIS TIME. A SEPARATE PERMIT WILL BE FILED FOR SIGN.
- DEVELOPMENT SHALL BE IN ACCORDANCE WITH REZONE PERMIT #18-00387 AND 388.

AUTHORIZATION STATEMENT:

I HEREBY SUBMIT THIS PRELIMINARY PLAT AS AUTHORIZED AGENT/OWNER OF ALL PROPERTY SHOWN THEREON, AND CERTIFY THAT ALL CONTIGUOUS PROPERTY UNDER MY OWNERSHIP OR CONTROL IS INCLUDED WITHIN THE BOUNDARIES OF THIS PRELIMINARY PLAT, AS REQUIRED BY THE DEVELOPMENT REGULATIONS.

SIGNATURE OF AUTHORIZED AGENT/OWNER _____ DATE _____

CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE:

THIS PRELIMINARY PLAT HAS BEEN REVIEWED AND APPROVED FOR GENERAL COMPLIANCE WITH THE ZONING ORDINANCE AND DEVELOPMENT REGULATIONS OF THE CITY OF MONROE.

CODE ENFORCEMENT OFFICER _____ DATE _____

CERTIFICATE OF APPROVAL BY THE CITY OF MONROE COMBINED UTILITIES:

THE LOTS SHOWN HEREON AND PLANS FOR WATER AND SEWAGE COLLECTION AND DISPOSAL HAVE BEEN REVIEWED AND APPROVED BY THE CITY OF MONROE WATER & GAS DEPARTMENT, AND ARE APPROVED FOR DEVELOPMENT.

DATED THIS _____ DAY OF _____, 20__

BY: _____

TITLE: _____

CERTIFICATE OF APPROVAL BY THE PLANNING COMMISSION:

THE PRELIMINARY PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE PLANNING COMMISSION. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAT. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND WILL BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

DATED THIS _____ DAY OF _____, 20__

BY: _____ CHAIRMAN

BY: _____ SECRETARY

CERTIFICATE OF APPROVAL BY THE MAYOR AND COUNCIL:

THE PRELIMINARY PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE MAYOR AND COUNCIL. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAT. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND WILL BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

DATED THIS _____ DAY OF _____, 20__

BY: _____ MAYOR

BY: _____ CITY CLERK

PROPOSED PRD DIMENSIONAL REGULATION

SINGLE FAMILY RESIDENTIAL

LOT
MIN LOT AREA: NONE
LOT DENSITY: 8.0 UPA
MAX LOT COVERAGE: 70%
MIN LOT WIDTH: 40-FT DETACHED
MIN LOT FRONTAGE: NONE

YARD
MIN FRONT YARD: 5-FT
MIN SIDE YARD: 0-FT (DETACHED GARAGE)
MIN REAR YARD: 10-FT

BUILDING
MAX BUILDING HEIGHT: 40-FT
MIN BUILDING FOOTPRINT: NONE
MIN BUILDING WIDTH: 16-FT

BROWNSTONES

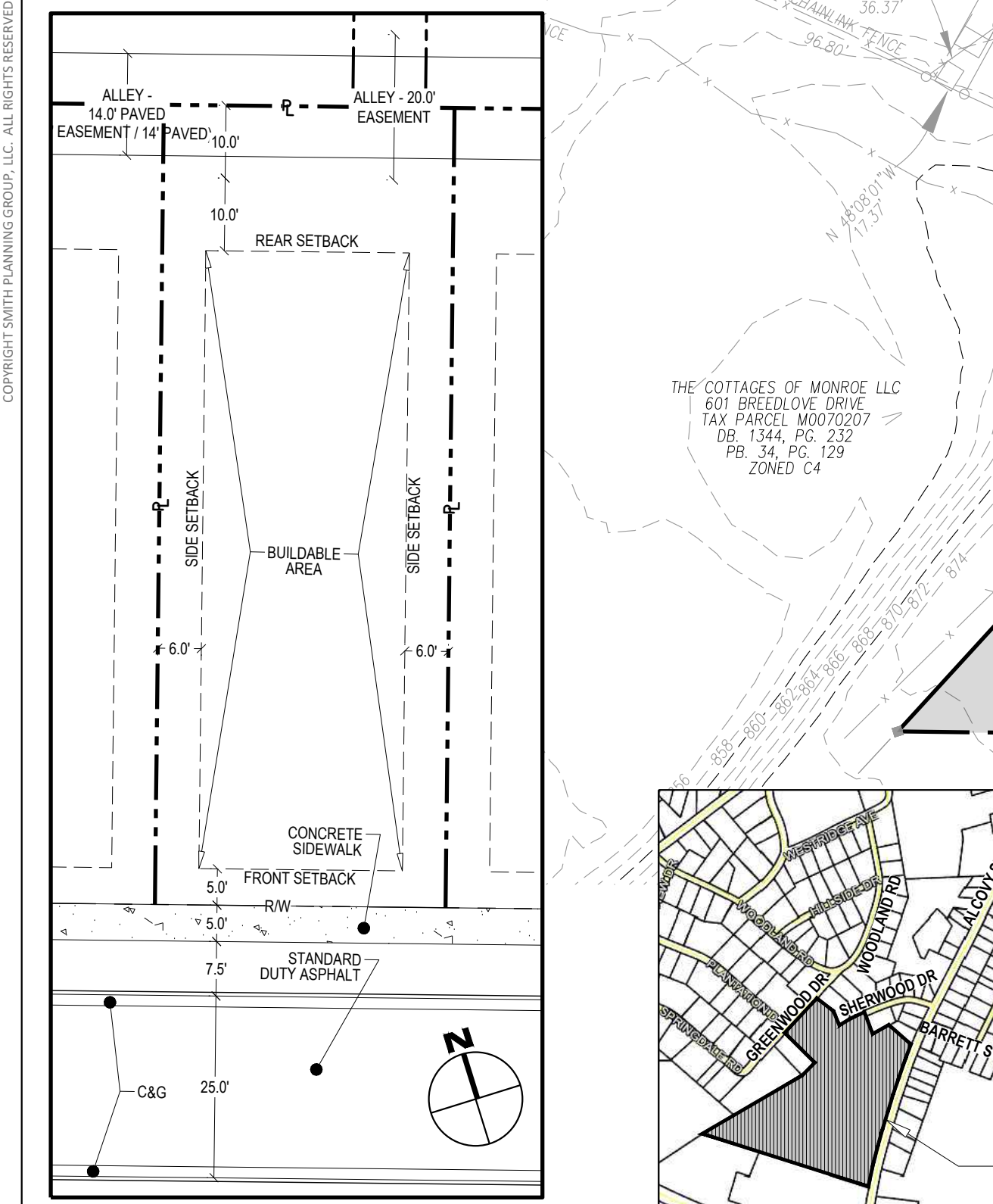
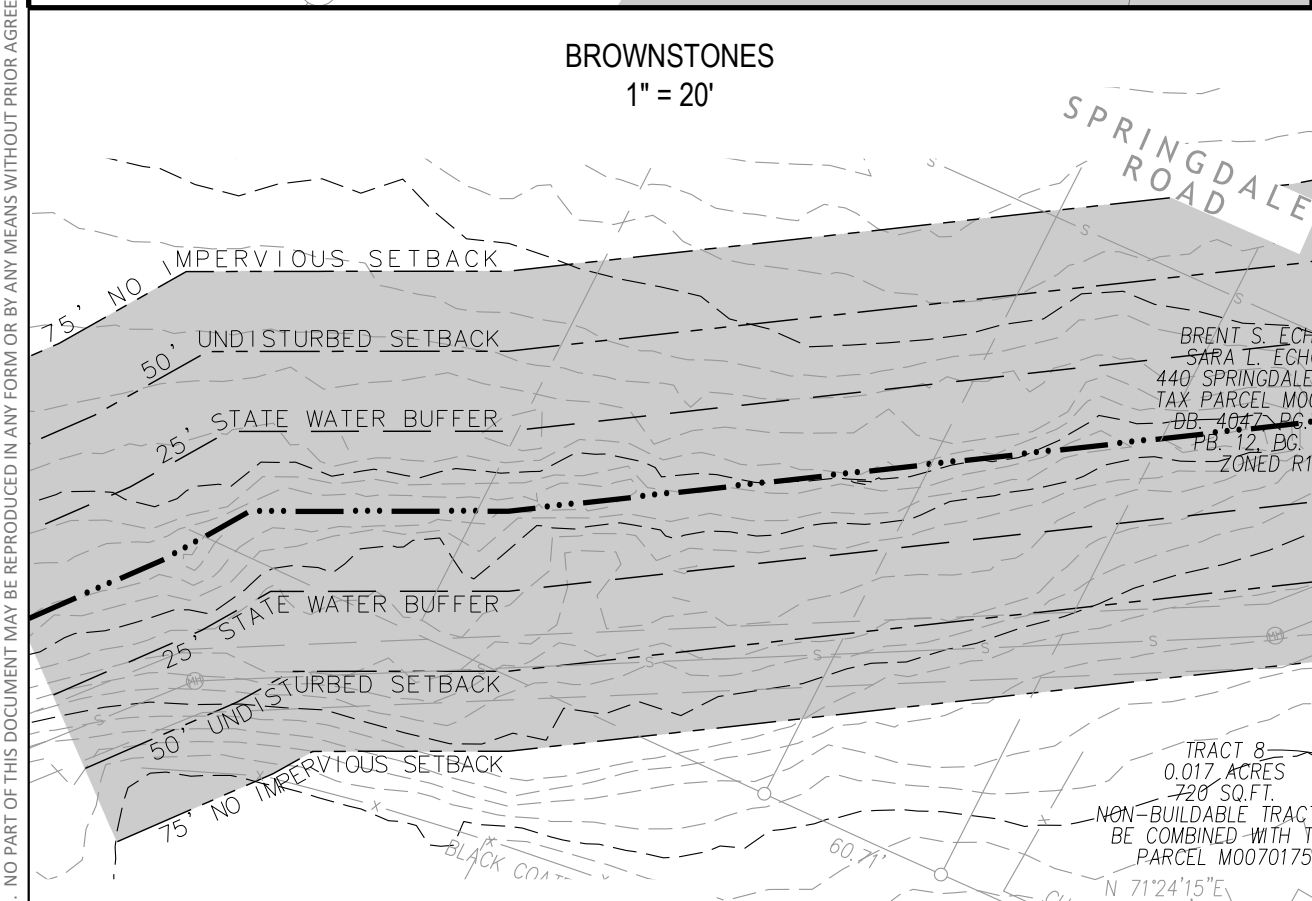
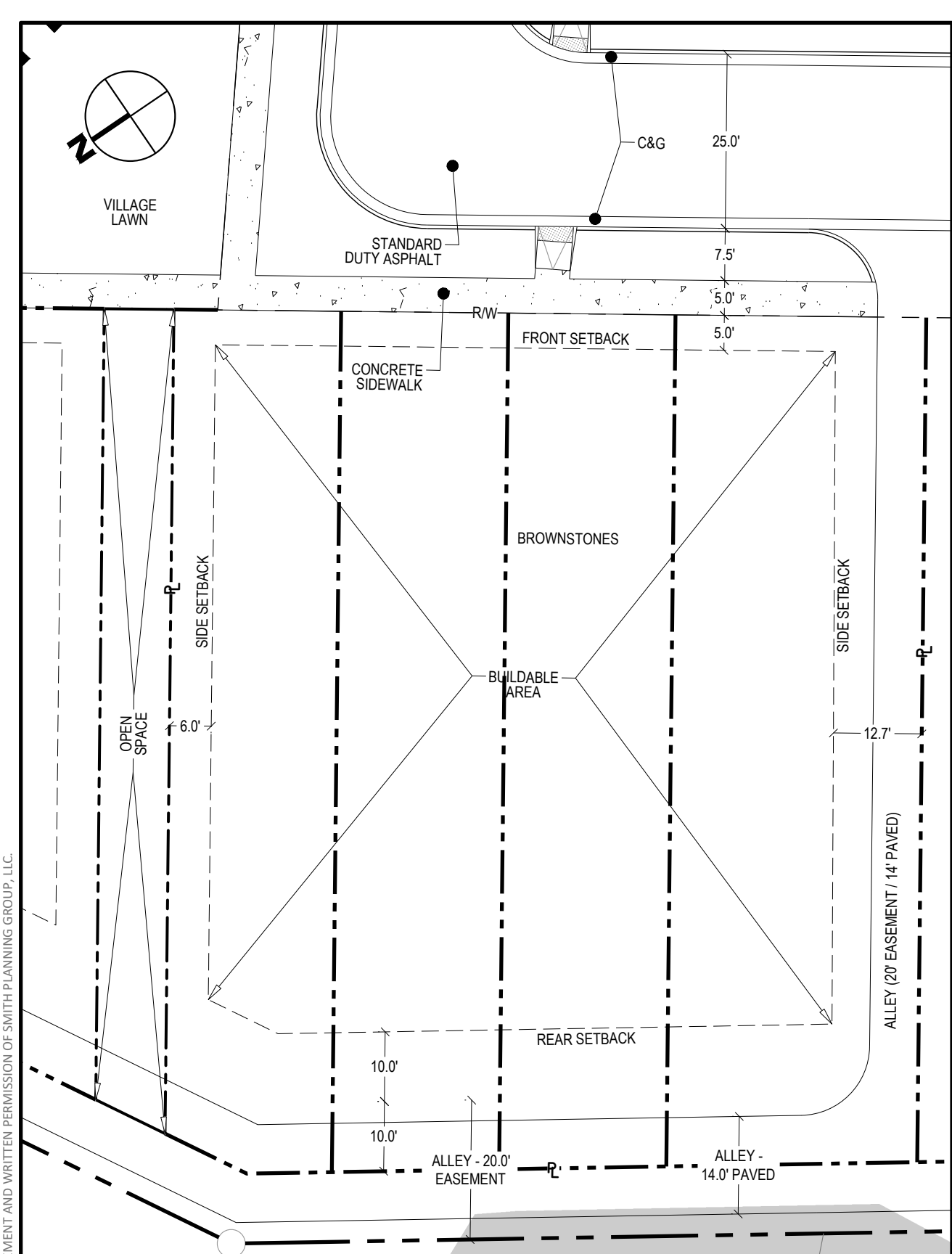
LOT
MIN LOT AREA: NONE
LOT DENSITY: 8.0 UPA
MAX LOT COVERAGE: 80%
MIN LOT WIDTH: 22-FT ATTACHED
MIN LOT FRONTAGE: NONE

YARD
MIN FRONT YARD: 2-FT
MIN SIDE YARD: 0-FT
MIN REAR YARD: 10-FT

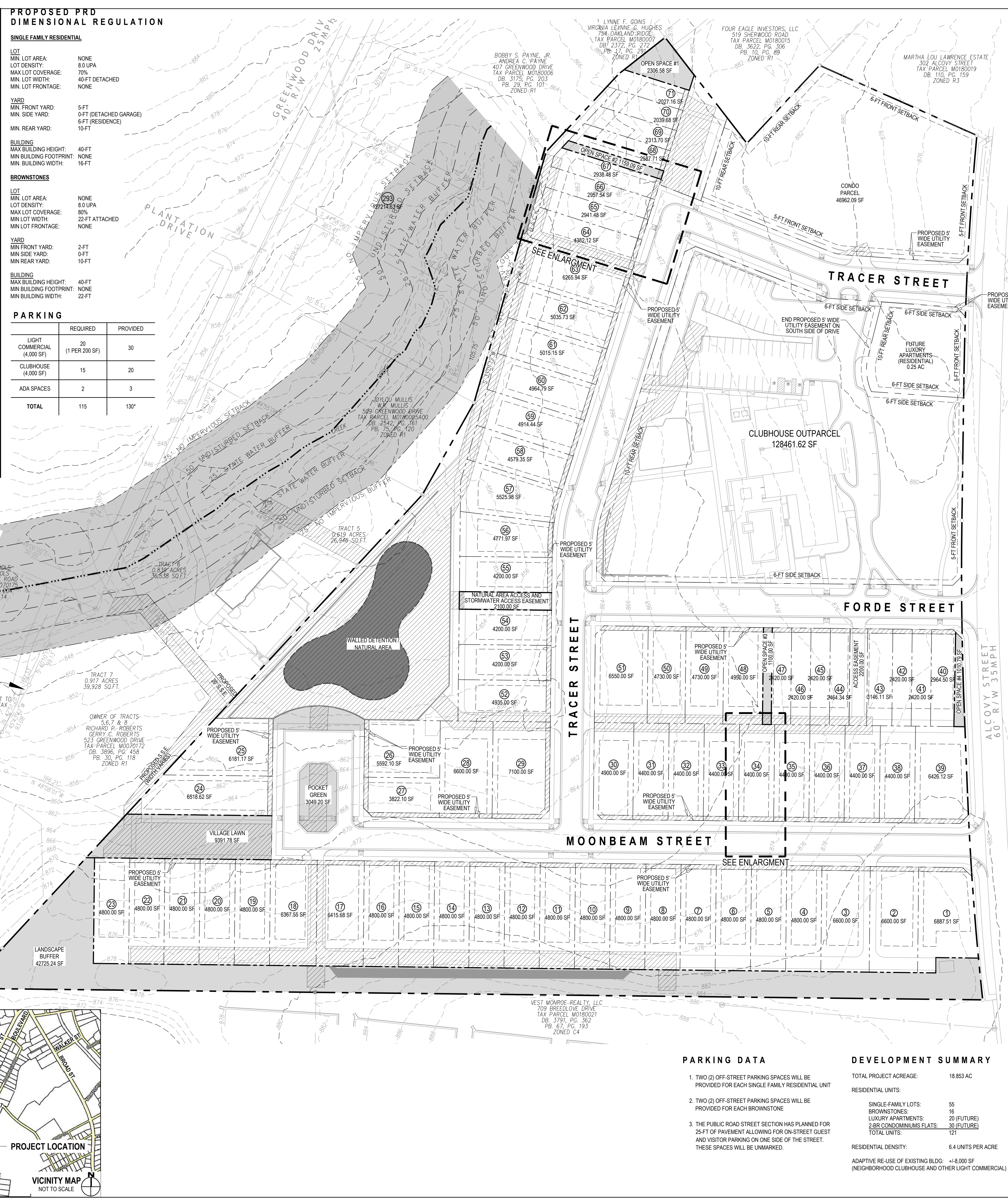
BUILDING
MAX BUILDING HEIGHT: 40-FT
MIN BUILDING FOOTPRINT: NONE
MIN BUILDING WIDTH: 22-FT

PARKING

	REQUIRED	PROVIDED
LIGHT COMMERCIAL (4,000 SF)	20 (1 PER 200 SF)	30
CLUBHOUSE (4,000 SF)	15	20
ADA SPACES	2	3
TOTAL	115	130*



TYPICAL SINGLE FAMILY RESIDENTIAL LOT 1" = 20'



PARKING DATA

- TWO (2) OFF-STREET PARKING SPACES WILL BE PROVIDED FOR EACH SINGLE FAMILY RESIDENTIAL UNIT
- TWO (2) OFF-STREET PARKING SPACES WILL BE PROVIDED FOR EACH BROWNSTONE
- THE PUBLIC ROAD STREET SECTION HAS PLANNED FOR 25-FT OF PAVEMENT ALLOWING FOR ON-STREET GUEST AND VISITOR PARKING ON ONE SIDE OF THE STREET. THESE SPACES WILL BE UNMARKED.

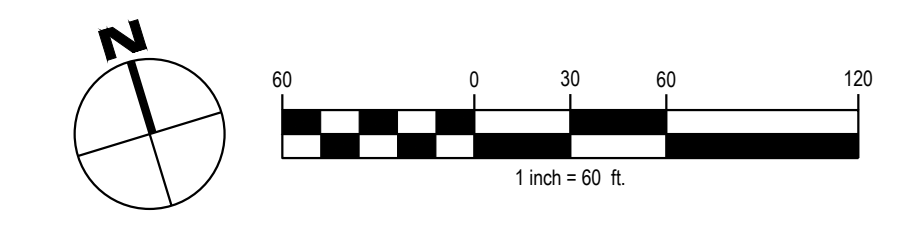
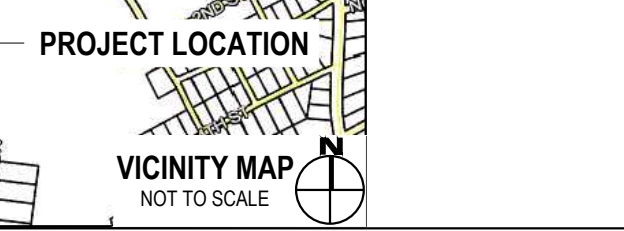
DEVELOPMENT SUMMARY

TOTAL PROJECT ACREAGE: 18.853 AC

RESIDENTIAL UNITS:
SINGLE-FAMILY LOTS: 55
BROWNSTONES: 16
LUXURY APARTMENTS: 20 (FUTURE)
2-BR CONDOMINIUMS FLATS: 30 (FUTURE)
TOTAL UNITS: 121

RESIDENTIAL DENSITY: 6.4 UNITS PER ACRE

ADAPTIVE RE-USE OF EXISTING BLDG: +/-8,000 SF (NEIGHBORHOOD CLUBHOUSE AND OTHER LIGHT COMMERCIAL)





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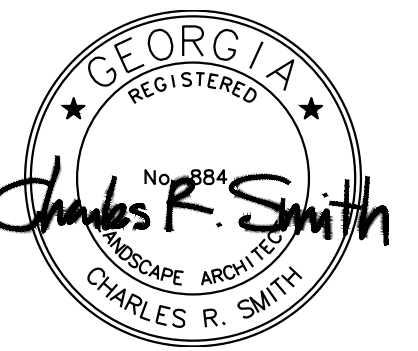
PAVING LEGEND:

- HD = HEAVY DUTY
- SD = STANDARD DUTY
- HD CONCRETE PAVING
- SD ASPHALT PAVING
- SD CONCRETE PAVING
- HD ASPHALT PAVING

REFER TO DETAILS FOR SECTION REQUIREMENTS.
ALL RADII'S UNLESS OTHERWISE NOTED.

VETERANS WALK
CITY OF MONROE, GEORGIA

SEALS:



SHEET TITLE:

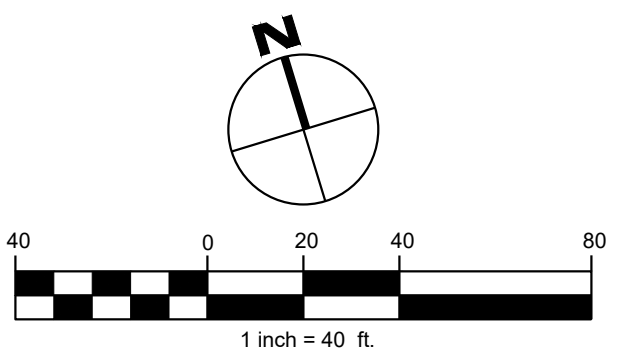
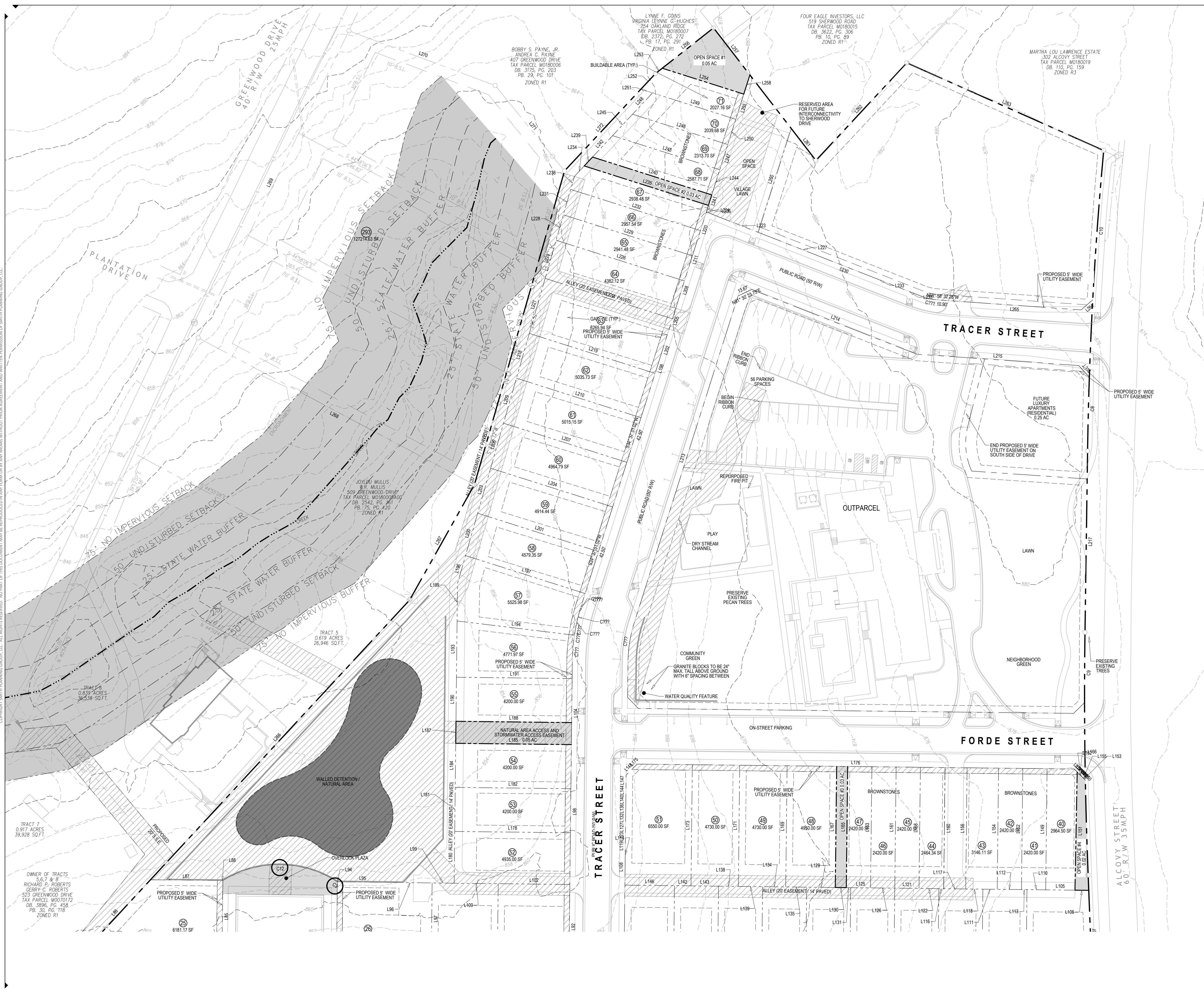
PRELIMINARY PLAT
ENLARGEMENT

SHEET ISSUE: 05/26/20 PROJECT NO. 18-2374

NO.	DATE	DESCRIPTION
1	07/09/20	ADDRESS COMMENTS
2	08/10/20	ADDRESS COMMENTS

SHEET NO.

PP-11

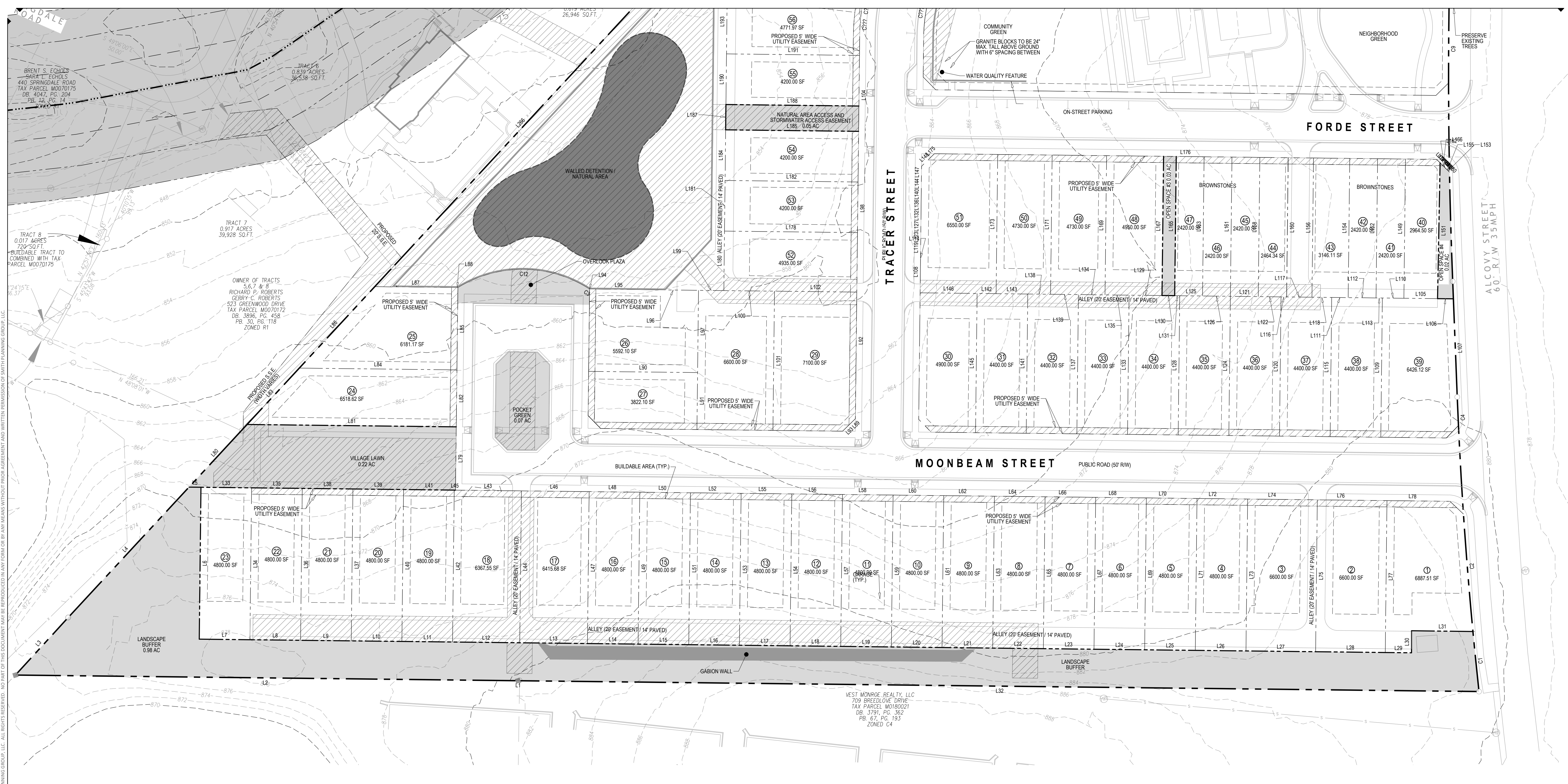


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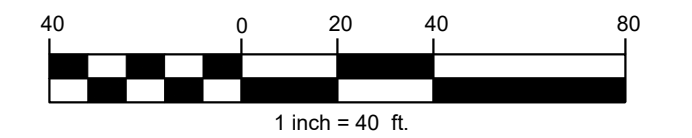
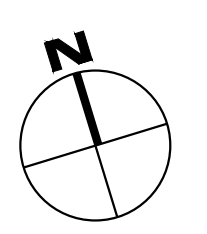
VETERANS WALK
CITY OF MONROE, GEORGIA



PAVING LEGEND:

- HD = HEAVY DUTY
- SD = STANDARD DUTY
- HD CONCRETE PAVING
- SD ASPHALT PAVING
- SD CONCRETE PAVING
- HD ASPHALT PAVING

REFER TO DETAILS FOR SECTION REQUIREMENTS.
ALL RADII 5' UNLESS OTHERWISE NOTED.



SEALS:



SHEET TITLE:

PRELIMINARY PLAT
ENLARGEMENT

SHEET ISSUE: 05/26/20 PROJECT NO. 18-2374

NO.	DATE	DESCRIPTION
1	07/09/20	ADDRESS COMMENTS
2	08/10/20	ADDRESS COMMENTS

SHEET NO.

PP-12

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VETERANS WALK
 CITY OF MONROE, GEORGIA

SEALS:



SHEET TITLE:

**PRELIMINARY PLAT
 CALLS**

SHEET ISSUE: 05/26/20 PROJECT NO. 18-2374

NO.	DATE	DESCRIPTION
1	07/09/20	ADDRESS COMMENTS
2	08/10/20	ADDRESS COMMENTS

SHEET NO.

PP-13

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L104	40.00	S17° 38' 42.48"W	
C???	24.12	7.90	175.00
C???	27.72	9.07	175.00
C???	27.72	9.07	175.00
C???	27.72	9.07	175.00
C???	27.72	9.07	175.00
L198	50.00	S34° 37' 01.02"W	
L202	50.00	S34° 37' 01.02"W	
L205	50.00	S34° 37' 01.02"W	
L208	36.00	S34° 37' 01.02"W	
L211	24.00	S34° 37' 01.02"W	
L220	17.71	S34° 37' 01.02"W	
L223	50.61	N51° 36' 13.53"W	
L224	17.71	S34° 37' 01.02"W	
L227	159.65	N51° 36' 13.53"W	
L230	159.65	N51° 36' 13.53"W	
L233	159.65	N51° 36' 13.53"W	
L237	159.65	N51° 36' 13.53"W	
C???	13.64	17.37	45.00

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L150	10.42	S28° 12' 51.92"E	
L153	10.42	S28° 12' 51.92"E	
L155	10.42	S28° 12' 51.92"E	
L157	10.42	S28° 12' 51.92"E	
L159	10.42	S28° 12' 51.92"E	
L162	10.42	S28° 12' 51.92"E	
L164	10.42	S28° 12' 51.92"E	
L166	10.42	S28° 12' 51.92"E	
L168	10.42	S28° 12' 51.92"E	
L170	10.42	S28° 12' 51.92"E	
L172	10.42	S28° 12' 51.92"E	
L174	3.90	S28° 12' 51.92"E	
L175	14.14	N62° 38' 42.48"E	
L176	22.00	S72° 21' 17.52"E	
L177	3.90	S28° 12' 51.92"E	
L89	14.14	S62° 38' 42.48"W	
L92	100.00	S17° 38' 42.48"W	
L93	14.14	S62° 38' 42.48"W	
L98	40.00	S17° 38' 42.48"W	
C???	24.12	7.90	175.00

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L269	310.49	N43° 08' 36.10"E	
L270	141.79	S52° 29' 22.97"E	
L271	99.84	S22° 04' 00.40"E	
L272	101.53	N60° 03' 29.92"E	
C???	36.88	16.97	124.50
L213	310.86	N34° 37' 01.02"E	
L214	160.90	S51° 36' 13.53"E	
L215	147.49	S68° 58' 32.28"E	
L216	14.34	S25° 11' 41.47"E	
L108	90.00	N17° 38' 42.48"E	
L114	90.00	N17° 38' 42.48"E	
L119	90.00	N17° 38' 42.48"E	
L123	90.00	N17° 38' 42.48"E	
L127	90.00	N17° 38' 42.48"E	
L132	90.00	N17° 38' 42.48"E	
L136	90.00	N17° 38' 42.48"E	
L140	90.00	N17° 38' 42.48"E	
L144	90.00	N17° 38' 42.48"E	
L147	90.00	N17° 38' 42.48"E	
L148	14.14	N62° 38' 42.48"E	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
C2	93.10	1.59	3364.63
L80	67.45	N59° 48' 16.02"E	
L83	60.71	N59° 48' 16.02"E	
L86	87.69	N59° 48' 16.02"E	
L107	77.64	S14° 45' 27.42"W	
C4	22.54	0.38	3364.63
C8	66.93	1.11	3469.46
L217	164.69	S17° 48' 56.99"W	
C9	63.77	0.90	4047.34
L252	19.40	N60° 03' 29.92"E	
L253	7.84	N68° 48' 00.33"E	
L256	59.22	N68° 48' 00.33"E	
L257	53.94	S20° 40' 29.90"E	
L261	36.64	S20° 40' 29.90"E	
L262	121.08	N59° 59' 34.55"E	
L263	195.60	S49° 00' 05.37"E	
C10	135.89	2.24	3469.46
L266	346.24	N59° 48' 16.02"E	
L267	119.91	N46° 19' 59.05"E	
L268	284.01	N44° 58' 06.34"W	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L54	120.00	S17° 38' 42.48"W	
L90	86.04	S72° 21' 17.52"E	
L84	124.50	S72° 21' 17.52"E	
L53	120.00	S17° 38' 42.48"W	
L51	120.00	S17° 38' 42.48"W	
L49	120.00	S17° 38' 42.48"W	
L47	120.00	S17° 38' 42.48"W	
L42	120.00	S17° 38' 42.48"W	
L44	120.00	S17° 38' 42.48"W	
L36	120.00	S17° 38' 42.48"W	
L34	120.00	S17° 38' 42.48"W	
L37	120.00	S17° 38' 42.48"W	
L40	120.00	S17° 38' 42.48"W	
L6	120.00	S17° 38' 42.48"W	
L1	4.00	N72° 21' 17.52"W	
L2	394.78	N72° 21' 17.52"W	
L3	61.66	N59° 28' 37.17"E	
L4	140.38	N59° 48' 16.02"E	
C1	47.67	0.81	3364.63
L32	756.92	N72° 21' 17.52"W	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L30	17.41	N16° 59' 17.37"E	
L81	165.22	S72° 21' 17.52"E	
L5	9.46	S72° 21' 17.51"E	
L33	40.00	S72° 21' 17.52"E	
L35	40.00	S72° 21' 17.52"E	
L38	40.00	S72° 21' 17.52"E	
L39	40.00	S72° 21' 17.52"E	
L41	40.00	S72° 21' 17.52"E	
L45	1.00	S72° 21' 17.52"E	
L31	48.46	S72° 17' 50.61"E	
L77	120.00	S17° 38' 42.48"W	
L71	120.00	S17° 38' 42.48"W	
L73	120.00	S17° 38' 42.48"W	
L67	120.00	S17° 38' 42.48"W	
L69	120.00	S17° 38' 42.48"W	
L65	120.00	S17° 38' 42.48"W	
L63	120.00	S17° 38' 42.48"W	
L59	120.00	S17° 38' 42.48"W	
L61	120.00	S17° 38' 42.48"W	
L57	120.00	S17° 38' 42.48"W	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L10	40.00	S72° 21' 17.52"E	
L11	40.00	S72° 21' 17.52"E	
L12	53.06	S72° 21' 17.52"E	
L13	53.46	S72° 21' 17.52"E	
L14	40.00	S72° 21' 17.52"E	
L15	40.00	S72° 21' 17.52"E	
L16	40.00	S72° 21' 17.52"E	
L17	40.00	S72° 21' 17.52"E	
L18	40.00	S72° 21' 17.52"E	
L19	40.00	S72° 21' 17.52"E	
L20	40.00	S72° 21' 17.52"E	
L21	40.00	S72° 21' 17.52"E	
L22	40.00	S72° 21' 17.52"E	
L23	40.00	S72° 21' 17.52"E	
L24	40.00	S72° 21' 17.52"E	
L25	40.00	S72° 21' 17.52"E	
L26	40.00	S72° 21' 17.52"E	
L27	55.00	S72° 21' 17.52"E	
L28	55.00	S72° 21' 17.52"E	
L29	20.75	S72° 21' 17.52"E	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L236	6.29	S34° 37' 01.02"W	
L241	10.00	S34° 37' 01.02"W	
L244	24.00	S34° 37' 01.02"W	
L247	24.00	S34° 37' 01.02"W	
L250	24.00	S34° 37' 01.02"W	
L255	24.00	S34° 37' 01.02"W	
L258	18.28	S34° 37' 01.02"W	
L260	98.93	N34° 37' 01.02"E	
L109	110.00	N17° 38' 42.48"E	
L115	110.00	N17° 38' 42.48"E	
L120	110.00	N17° 38' 42.48"E	
L124	110.00	N17° 38' 42.48"E	
L128	110.00	N17° 38' 42.48"E	
L133	110.00	N17° 38' 42.48"E	
L137	110.00	N17° 38' 42.48"E	
L141	110.00	N17° 38' 42.48"E	
L145	110.00	N17° 38' 42.48"E	
L7	40.00	S72° 21' 17.52"E	
L8	40.00	S72° 21' 17.52"E	
L9	40.00	S72° 21' 17.52"E	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L232	123.57	S55° 22' 58.98"E	
L246	90.70	S55° 22' 58.98"E	
L243	102.11	S55° 22' 58.98"E	
L249	79.28	S55° 22' 58.98"E	
L251	11.07	N55° 22' 58.98"W	
L254	77.62	S55° 22' 58.98"E	
L101	110.00	S17° 38' 42.48"W	
L178	105.00	S72° 21' 17.52"E	
L182	105.00	S72° 21' 17.52"E	
L185	105.00	S72° 21' 17.52"E	
L188	105.00	S72° 21' 17.52"E	
L191	105.00	S72° 21' 17.52"E	
L194	107.30	S66° 05' 37.61"E	
L197	113.93	S55° 22' 58.98"E	
C3	0.00	0.00	53.72
C12	109.64	64.43	97.51
L87	64.69	S72° 21' 17.52"E	
L88	1.00	S72° 21' 17.52"E	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L60	40.00	S72° 21' 17.52"E	
L62	40.00	S72° 21' 17.52"E	
L64	40.00	S72° 21' 17.52"E	
L66	40.00	S72° 21' 17.52"E	
L68	40.00	S72° 21' 17.52"E	
L70	40.00	S72° 21' 17.52"E	
L72	40.00	S72° 21' 17.52"E	
L74	55.00	S72° 21' 17.52"E	
L76	55.00	S72° 21' 17.52"E	
L78	49.73	S72° 21' 17.52"E	
L79	50.00	S17° 40' 59.56"W	
L82	45.00	S17° 40' 59.56"W	
L85	65.00	S17° 40' 59.56"W	
L169	110.00	N17° 38' 42.48"E	
L171	110.00	N17° 38' 42.48"E	
L173	110.00	N17° 38' 42.48"E	
L240	113.53	S55° 22' 58.98"E	
L235	118.29	S55° 22' 58.98"E	
L226	122.23	S55° 22' 58.98"E	
L229	122.90	S55° 22' 58.98"E	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L154	110.00	N17° 38' 42.48"E	
L156	110.00	N17° 38' 42.48"E	
L75	120.00	S17° 38' 42.48"W	
L219	119.77	S55° 22' 58.98"E	
L201	115.04	S55° 22' 58.98"E	
L204	116.23	S55° 22' 58.98"E	
L207	117.41	S55° 22' 58.98"E	
L210	118.60	S55° 22' 58.98"E	
L91	45.00	S17° 38' 42.48"W	
L97	65.00	S17° 38' 42.48"W	
L94	0.00	S72° 21' 17.95"E	
L95	46.02	S72° 21' 16.31"E	
L43	52.06	S72° 21' 17.52"E	
L46	53.46	S72° 21' 17.52"E	
L48	40.00	S72° 21' 17.52"E	
L50	40.00	S72° 21' 17.52"E	
L52	40.00	S72° 21' 17.52"E	
L55	40.00	S72° 21' 17.52"E	
L56	40.00	S72° 21' 17.52"E	
L58	40.00	S72° 21' 17.52"E	

Parcel Line and Curve Table

Line #/Curve #	Length	Bearing/Delta	Radius
L121	22.00	S72° 21' 17.52"E	
L122			

Parcel Area Table

Table with columns: Parcel #, Area, Perimeter, Segment Lengths, Segment Bearings. Contains 20 rows of parcel data with various dimensions and bearings.

Parcel Area Table

Table with columns: Parcel #, Area, Perimeter, Segment Lengths, Segment Bearings. Contains 40 rows of parcel data, including shaded areas for 'SMALLEST SE LOT' and 'LARGEST SE LOT'.

Parcel Area Table

Table with columns: Parcel #, Area, Perimeter, Segment Lengths, Segment Bearings. Contains 40 rows of parcel data with various dimensions and bearings.

Parcel Area Table

Table with columns: Parcel #, Area, Perimeter, Segment Lengths, Segment Bearings. Contains 40 rows of parcel data, including shaded areas for 'GREEN SPACE #1', 'ACCESS EASEMENT', 'GREEN SPACE #3', 'ACCESS EASEMENT', 'GREEN SPACE #4', 'ACCESS EASEMENT', 'GREEN SPACE #5', and 'ACCESS EASEMENT'.

Parcel Area Table

Table with columns: Parcel #, Area, Perimeter, Segment Lengths, Segment Bearings. Contains 40 rows of parcel data with various dimensions and bearings.

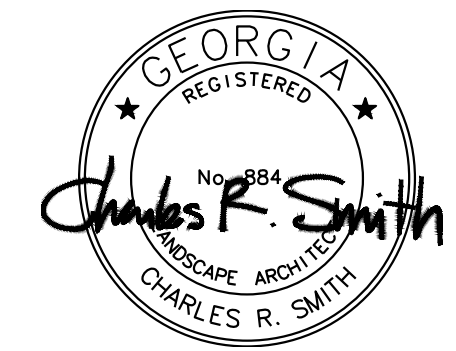
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LAND PLANNING CIVIL ENGINEERING LANDSCAPE ARCHITECTURE LAND SURVEYING 1022 TWELVE OAKS PLACE, STE 201 WATKINSVILLE, GA 30677 (706) 769-9515 (706) 769-9595 FAX www.smithplanninggroup.com

VETERANS WALK CITY OF MONROE, GEORGIA

SEALS:



SHEET TITLE:

PRELIMINARY PLAT AREAS

SHEET ISSUE: 05/26/20 PROJECT NO. 18-2374

NO. DATE DESCRIPTION 1 07/09/20 ADDRESS COMMENTS 2 08/10/20 ADDRESS COMMENTS

SHEET NO.

PP-14



To: Planning and Zoning / City Council
From: Patrick Kelley
Department: Planning, Zoning, Code and Development
Date: 11-10-2021
Description: PRELIMINARY PLAT CASE #357 MAB Monroe, LLC, Rowell Family Partnership, LLLP & Still Family Realty, LLC

Budget Account/Project Name: NA

Funding Source: 2021 NA

Budget Allocation: NA

Budget Available: NA

Requested Expense: \$NA

Since 1821
 THE CITY OF
Company of Purchase: NA

Recommendation: Staff recommends approval of this Preliminary Plat subject to the 8 corrections listed in the staff report.

Background: Partially developed with a regional shopping center, streets, parking and storm water management facilities

Attachment(s): Application, staff report and supporting documentation.



**Planning
City of Monroe, Georgia
PRELIMINARY PLAT REVIEW**

APPLICATION SUMMARY

PRELIMINARY PLAT CASE #: 357

DATE: November 5, 2021

STAFF REPORT BY: Brad Callender, City Planner

DEVELOPER: MAB Monroe, LLC

PROPERTY OWNER: MAB Monroe, LLC, Rowell Family Partnership, LLLP & Still Family Realty, LLC

DESIGN CONSULTANT: Columbia Engineering

LOCATION: North side of US Hwy 78, west side of N Broad Street, and east side of Charlotte Rowell Boulevard

ACREAGE: ±95.414

EXISTING ZONING: PCD (Planned Commercial District)

EXISTING LAND USE: Partially developed with a regional shopping center, streets, parking and storm water management facilities

ACTION REQUESTED: The owner is requesting Preliminary Plat approval for a planned commercial development.

STAFF RECOMMENDATION: Staff recommends approval of this Preliminary Plat subject to the corrections listed below.

DATE OF SCHEDULED PUBLIC HEARINGS

PLANNING COMMISSION: November 16, 2021

CITY COUNCIL: December 14, 2021

PRELIMINARY PLAT REVIEW SUMMARY

The submitted Preliminary Plat requires the following corrections prior to signing the plat for approval. Due to the number and type of comments identified, additional corrections may be required upon submission of the revised Preliminary Plat.

1. Revise the front building setbacks on Lots 11 and 12 to be thirty-five (35) feet. (7.2.4(g))
2. For all lots utilizing shared access drives, provide a shared access easement across the frontage of each lot, i.e. across the frontage of Lots 5 through 10. (7.2.4(h))
3. Revise the portion of Pavilion Parkway between Lot 13 and North Broad Street to be located inside a seventy (70) foot right-of-way. The remnant tracts shall be owned and maintained by the owner of the shopping center. Combine the pylon sign tract with the remnant tract on the south side of the right-of-way. (7.2.4(i))

4. Revise Pavilion Parkway shown on the preliminary plat to include all pavement locations, i.e. turn lanes, decel lanes and primary lanes. Portions of the pavement are omitted or not shown correctly on the plan. (7.2.4(i))
5. Revise the preliminary plat to illustrate all improvements to the intersections at the entrances to the development at Charlotte Rowell Blvd. and N. Broad Street, i.e. turn lanes, decel lanes, acceleration tapers etc. (7.2.4(i))
6. Provide a temporary turn-around at the northern terminus of Pavilion Avenue. (7.2.4(i))
7. Combine Lots 14 and 15 into one, fee-simple lot. The Monroe Pavilion Plan Book does not have a provision allowing zero (0) foot setbacks for commercial buildings. (7.2.4(l))
8. In the Authorization Statement (owner's certification), revise "Sketch Plat" to read "Preliminary Plat." (7.2.4(x))



City of Monroe

215 N. Broad Street
Monroe, GA 30655
(770) 207-4674

PRELIMINARY PLAT PERMIT

PERMIT #:	357	DESCRIPTION:	PRELIMINARY PLAT - Monroe Pavilion
JOB ADDRESS:	0 CHARLOTTE ROWELL BLV	LOT #:	
PARCEL ID:	M0050045B00	BLK #:	
SUBDIVISION:		ZONING:	PCD
ISSUED TO:	MAB Monroe, LLC	CONTRACTOR:	BRENT SCARBROUGH & COMPANY INC
ADDRESS:	525 N. Tyron St.	ADDRESS:	45 E AVIATION WAY
CITY, STATE ZIP:	Charlotte NC 28202	CITY, STATE ZIP:	NEWNAN GA 30263
PHONE:		PHONE:	7704618603
PROP. USE:	COMMERCIAL	DATE ISSUED:	11/03/2021
VALUATION:	\$ 0.00	EXPIRATION:	5/02/2022
SQ FT:	0.00	PERMIT STATUS:	O
OCCP TYPE:		# OF BEDROOMS	
CNST TYPE:		# OF BATHROOMS	
INSPECTION REQUESTS:	770-207-4674 lwilson@monroega.gov	# OF OTHER ROOMS	

FEE CODE	DESCRIPTION	AMOUNT
PZ-05	PRELIMINARY PLAT REVIEW (PER LOT)	\$ 360.00
FEE TOTAL		\$ 360.00
PAYMENTS		\$ -360.00
BALANCE		\$ 0.00


NOTES:

This request for a Preliminary Plat at the intersection of US Highway 78 at GA Highway 11 and Charlotte Rowell Blvd, tax parcel #M0050045B00 will be heard by the Monroe Planning Commission on November 16, 2021 at 5:30 pm and The Mayor and City Council at 6:00pm on December 14, 2021 in the City Council Chambers at City Hall, 215 N. Broad St Monroe, GA 30655.

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS STARTED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.



(APPROVED BY)

11/3/21
DATE



215 North Broad Street
 Monroe, GA 30655
 Tel (770) 267-3429
 Fax (770) 267-3698

Receipt Number: R00290890
 Cashier Name: LAURA WILSON
 Terminal Number: 34
 Receipt Date: 11/3/2021 4:04:21 PM

231

Transaction Code: BP - Building Projects Payment

Name: MAB Monroe, LLC **\$360.00**
Total Balance Due: **\$360.00**
 Amount: \$360.00
Total Payment Received: **\$360.00**
Change: **\$0.00**

Payment Method: Check Payn Reference: 41208

Columbia Engineering
 LAND PLANNERS • CIVIL ENGINEERS • LANDSCAPE ARCHITECTS • SURVEYORS
 2862 BUFORD HIGHWAY, SUITE 200
 DULUTH, GA 30096
 (770) 925-0357

FIRST CITIZENS BANK
 64-10/610

232 B

CHECK DATE October 28, 2021

PAY Three Hundred Sixty and 00/100 Dollars

TO City of Monroe
 420 North Broad Street
 Monroe, GA 30655

AMOUNT 360.00

[Handwritten Signature]

 AUTHORIZED SIGNATURE

⑈04 208⑈ ⑆06 1 19 1848⑆00906366 18 19⑈

COLUMBIA ENGINEERING & SERVICES, INC.

41208

Check Date: 10/28/2021

Invoice Number	Date	Voucher	Amount	Discounts	Previous Pay	Net Amount
4273.01 Prelim Plat	10/28/2021	000000012981	360.00			360.00
City of Monroe TOTAL			360.00			360.00
CES Operating - First	1	MONROE				

RECEIVED
10/15/21
#357

CITY OF MONROE

DEVELOPMENT PERMIT AND PRELIMINARY SUBDIVISION PLAT APPLICATION

Application fees: Preliminary Subdivision Plats - \$20 per lot Non-residential Projects - 50% of BP
NPDES fees: \$40/disturbed acre to EPD and \$40/disturbed acre to City of Monroe
Shall be paid prior to issuance of permit.

Three copies of the site development plans including erosion, sediment & pollution control plan and two copies of the stormwater management study or two copies of the preliminary subdivision plat. Also required on all developments...
Two copies of the hydraulic calculations with water line design must accompany all applications.

THIS FORM MUST BE COMPLETELY FILLED OUT.

Project Name Monroe Pavilion

Project Location US Highway 78 at Georgia Highway 11 and Charlotte Rowell Boulevard

Proposed Use Commercial / Retail (Planned Commercial District) Map/Parcel M0050045B00, M0050045D00 & M0050045C00

Acreage 100.053 Ac. #S/D Lots 18 # Multifamily Units 0 # Bldgs 6

Water(provider) City of Monroe Sewer(provider) City of Monroe
MAB Monroe, LLC & Rowell Family Partnership &

Property Owner Still Family Realty, LLC Phone# _____

Address (MAB)525 N. Tryon Street, Suite 600 (MAB) Charlotte (MAB) NC (MAB) 28202
(Rowell) P.O. Box 1936 City (Rowell) Monroe State (Rowell) GA Zip (Rowell) 30655

Developer MAB Monroe, LLC Phone# _____

Address 525 N. Tryon Street, Suite 600 City Charlotte State NC Zip 28202

Designer Columbia Engineering & Services, Inc. Phone# 770-925-0357

Address 2862 Buford Highway, Suite 200 City Duluth State GA Zip 30096


Site Contractor Brent Scarbrough & Co., Inc. Phone# 770-461-8603

Address 45 E. Aviation Way City Newnan State GA Zip 30263

The applicant shall be responsible from the date of the permit, or from the time of the beginning of the first work, whichever shall be the earlier, for all injury or damage of any kind resulting from this work, whether for basic services or additional services, to persons or property. The applicant shall exonerate, indemnify and save harmless the City from and against all claims or actions, and all expenses incidental to the defense (including death) to persons or property caused or sustained in connection with the performance of this permit or by conditions created thereby or arising out of or anyway connected with the work performed under the permit or for any and all claims for damages under the laws of the United States or of Georgia arising out of or in any way connected with the acquisition of and construction under the permit and shall assume and pay for, without cost to the City, the defense of any and all claims, litigation, and actions, suffered through any act or omission of the applicant or any subcontractor or anyone directly or indirectly employed under the supervision of any of them.

I HEREBY CERTIFY THAT I HAVE EXAMINED AND UNDERSTAND ALL INFORMATION ON THIS APPLICATION AND THAT THE ABOVE STATEMENTS AND INFORMATION SUPPLIED BY ME ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING WORK TO BE PERFORMED SHALL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT.

SIGNATURE OF APPLICANT: _____ DATE: 10/13/21


MAB MONROE, LLC

CITY OF MONROE

DEVELOPMENT PERMIT AND PRELIMINARY SUBDIVISION PLAT APPLICATION

RECEIVED
10/15/21

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NPDES fees: \$40/disturbed acre to EPD and \$40/disturbed acre to City of Monroe
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Acreege 100.053 Ac. #S/D Lots 18 # Multifamily Units 0 # Bldgs 6

Water(provider) City of Monroe Sewer(provider) City of Monroe

Property Owner MAB Monroe, LLC & Rowell Family Partnership & Still Family Realty, LLC Phone# 770-318-6153

Address (MAB)525 N. Tryon Street, Suite 600 (Rowell) P.O. Box 1936 City (MAB) Charlotte (Rowell) Monroe State (MAB) NC (Rowell) GA Zip (MAB) 28202 (Rowell) 30855

Developer MAB Monroe, LLC Phone# 704-331-6587

Address 525 N. Tryon Street, Suite 600 City Charlotte State NC Zip 28202

Designer Columbia Engineering & Services, Inc. Phone# 770-925-0357

Address 2862 Buford Highway, Suite 200 City Duluth State GA Zip 30096

Site Contractor Brent Scarbrough & Co., Inc. Phone# 770-461-8603

Address 45 E. Aviation Way City Newnan State GA Zip 30263

The applicant shall be responsible from the date of the permit, or from the time of the beginning of the first work, whichever shall be the earlier, for all injury or damage of any kind resulting from this work, whether for basic services or additional services, to persons or property. The applicant shall exonerate, indemnify and save harmless the City from and against all claims or actions, and all expenses incidental to the defense (including death) to persons or property caused or sustained in connection with the performance of this permit or by conditions created thereby or arising out of or anyway connected with the work performed under the permit or for any and all claims for damages under the laws of the United States or of Georgia arising out of or in any way connected with the acquisition of and construction under the permit and shall assume and pay for, without cost to the City, the defense of any and all claims, litigation, and actions, suffered through any act or omission of the applicant or any subcontractor or anyone directly or indirectly employed under the supervision of any of them.

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SIGNATURE OF APPLICANT:  DATE: 10/13/2021
Rowell

DEVELOPMENT SUMMARY

PROPOSED NAME: MONROE PAVILION
 LAND LOTS: 40 & 63
 LAND DISTRICT: 344
 PROPOSED USE: PCD
 EXISTING ZONING: (PCD) PLANNED COMMERCIAL DISTRICT
 PROPOSED ZONING: UNCHANGED
 TOTAL AREA: 95.422 ACRES
 PROPOSED LOTS: 19

REQUIRED OPEN SPACE: N/A
 PROPOSED OPEN SPACE: N/A

PROPOSED STREET WIDTH: 36' (TYP.)
 PROPOSED ROW WIDTH: 70'

SETBACKS:
 FRONT: 35'
 SIDE: 15'
 REAR: 20'

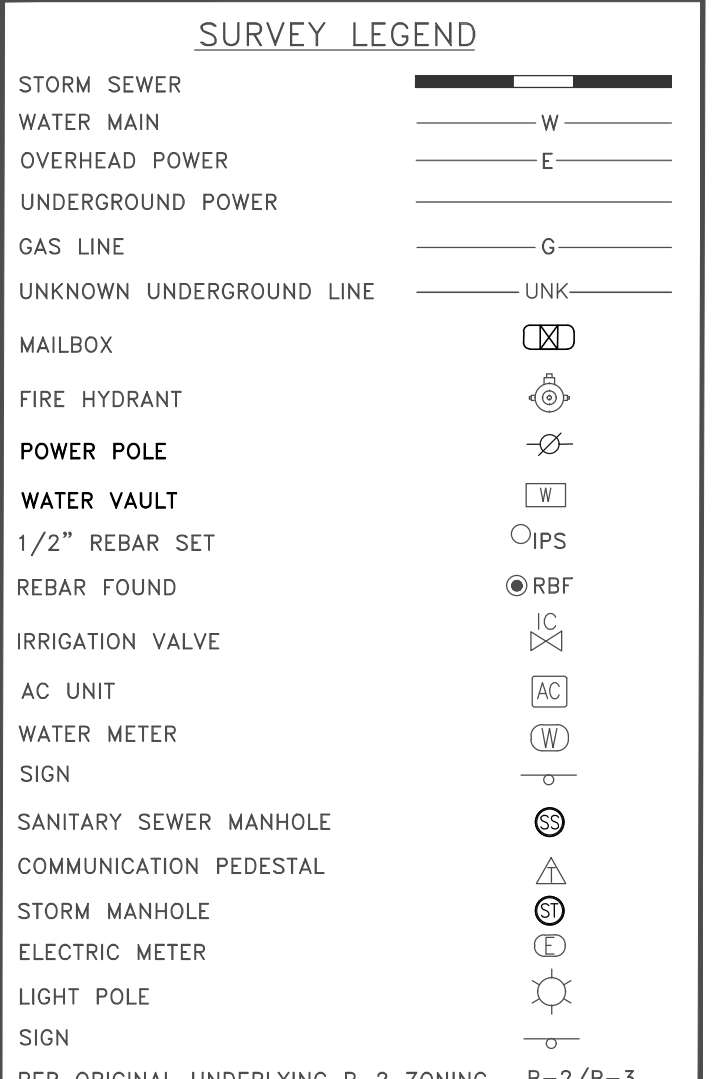
OWNER/DEVELOPER: MAB MONROE, LLC
 525 N. TYRON STREET, SUITE 600
 CHARLOTTE, NC 28202

ROWELL FAMILY PARTNERSHIP, LLLP &
 STILL FAMILY REALTY, LLC
 P.O. BOX 1936
 MONROE, GA 30655

TELEPHONE: (704) 331-6587 (MAB MONROE)
 (770) 318-6153 (ROWELL FAMILY PARTNERSHIP)

ENGINEER: COLUMBIA ENGINEERING
 2862 BUFORD HIGHWAY, SUITE 200
 DULUTH, GEORGIA 30096
 TELEPHONE: (770) 925-0357

UTILITIES STATEMENT:
 WATER: SUBDIVISION WILL CONNECT TO CITY OF MONROE WATER MAINS LOCATED ALONG MAXFIELD DRIVE (18" C900 WATER MAIN) GA HWY 11 (10" C900 WATER MAIN), NEWLY CONSTRUCTED 20" C900 WATER MAIN WITHIN THE SUBDIVISION WILL SERVICE THE DEVELOPMENT THROUGHOUT THE PROPOSED SUBDIVISION.
 SEWER: SUBDIVISION WILL BE GRAVITY FED VIA AN ONSITE, PROPOSED 8" SEWER MAIN TO AN EXISTING 12" CITY OF MONROE GRAVITY SEWER SYSTEM LOCATED NEAR CHARLOTTE ROWELL BOULEVARD.

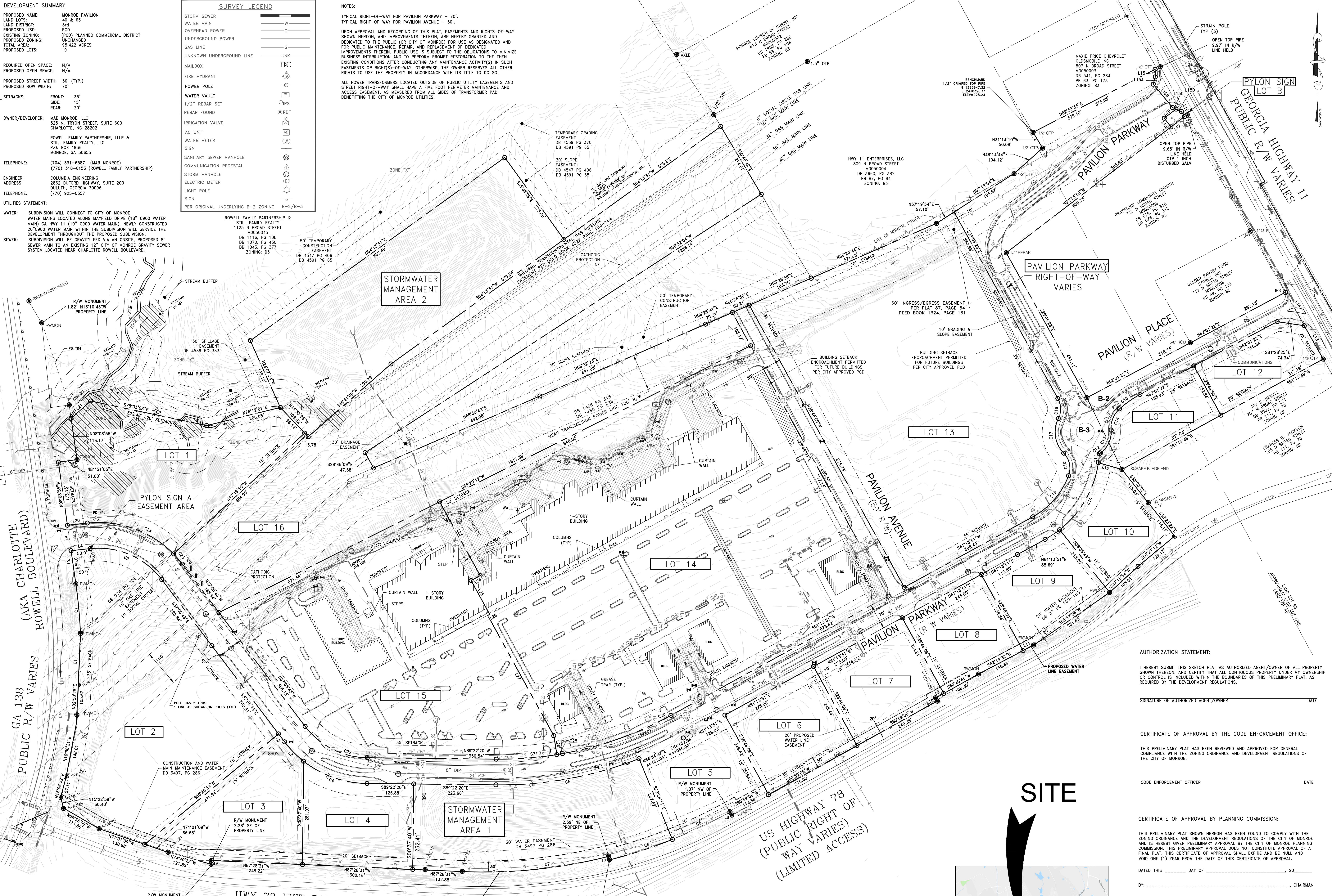


NOTES:

TYPICAL RIGHT-OF-WAY FOR PAVILION PARKWAY - 70'.
 TYPICAL RIGHT-OF-WAY FOR PAVILION AVENUE - 50'.

UPON APPROVAL AND RECORDING OF THIS PLAN, EASEMENTS AND RIGHTS-OF-WAY SHOWN HEREON, AND IMPROVEMENTS THEREIN, ARE HEREBY GRANTED AND DEDICATED TO THE PUBLIC (OR CITY OF MONROE) FOR USE AS DESIGNATED AND FOR PUBLIC MAINTENANCE, REPAIR, AND REPLACEMENT OF DEDICATED IMPROVEMENTS THEREIN. PUBLIC USE IS SUBJECT TO THE OBLIGATIONS TO MINIMIZE BUSINESS INTERRUPTION AND TO PERFORM PROMPT RESTORATION TO THE THEN EXISTING CONDITIONS AFTER CONDUCTING ANY MAINTENANCE ACTIVITY(IES) IN SUCH EASEMENTS OR RIGHTS-OF-WAY. OTHERWISE, THE OWNER RESERVES ALL OTHER RIGHTS TO USE THE PROPERTY IN ACCORDANCE WITH ITS TITLE TO DO SO.

ALL POWER TRANSFORMERS LOCATED OUTSIDE OF PUBLIC UTILITY EASEMENTS AND STREET RIGHT-OF-WAY SHALL HAVE A FIVE FOOT PERIMETER MAINTENANCE AND ACCESS EASEMENT, AS MEASURED FROM ALL SIDES OF TRANSFORMER PAD, BENEFITTING THE CITY OF MONROE UTILITIES.



COLUMBIA ENGINEERING
 2862 BUFORD HIGHWAY
 SUITE 200
 DULUTH, GEORGIA 30096
 (770) 925-0357



PRELIMINARY PLAN FOR:
MONROE PAVILION
 US HIGHWAY 78 AT CHARLOTTE ROWELL BLVD
 MONROE, GEORGIA
 MAB AMERICAN MANAGEMENT, LLC
 525 N. TYRON STREET, SUITE 1600 CHARLOTTE, NC 28202
 LOCATED IN LAND LOT 40 & 63, 3rd DISTRICT OF WALTON COUNTY, GA.

AUTHORIZATION STATEMENT:
 I HEREBY SUBMIT THIS SKETCH PLAN AS AUTHORIZED AGENT/OWNER OF ALL PROPERTY SHOWN THEREON, AND CERTIFY THAT ALL CONTIGUOUS PROPERTY UNDER MY OWNERSHIP OR CONTROL IS INCLUDED WITHIN THE BOUNDARIES OF THIS PRELIMINARY PLAN, AS REQUIRED BY THE DEVELOPMENT REGULATIONS.

SIGNATURE OF AUTHORIZED AGENT/OWNER _____ DATE _____

CERTIFICATE OF APPROVAL BY THE CODE ENFORCEMENT OFFICE:
 THIS PRELIMINARY PLAN HAS BEEN REVIEWED AND APPROVED FOR GENERAL COMPLIANCE WITH THE ZONING ORDINANCE AND DEVELOPMENT REGULATIONS OF THE CITY OF MONROE.

CODE ENFORCEMENT OFFICER _____ DATE _____

CERTIFICATE OF APPROVAL BY PLANNING COMMISSION:
 THIS PRELIMINARY PLAN SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE MAYOR AND COUNCIL. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAN. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

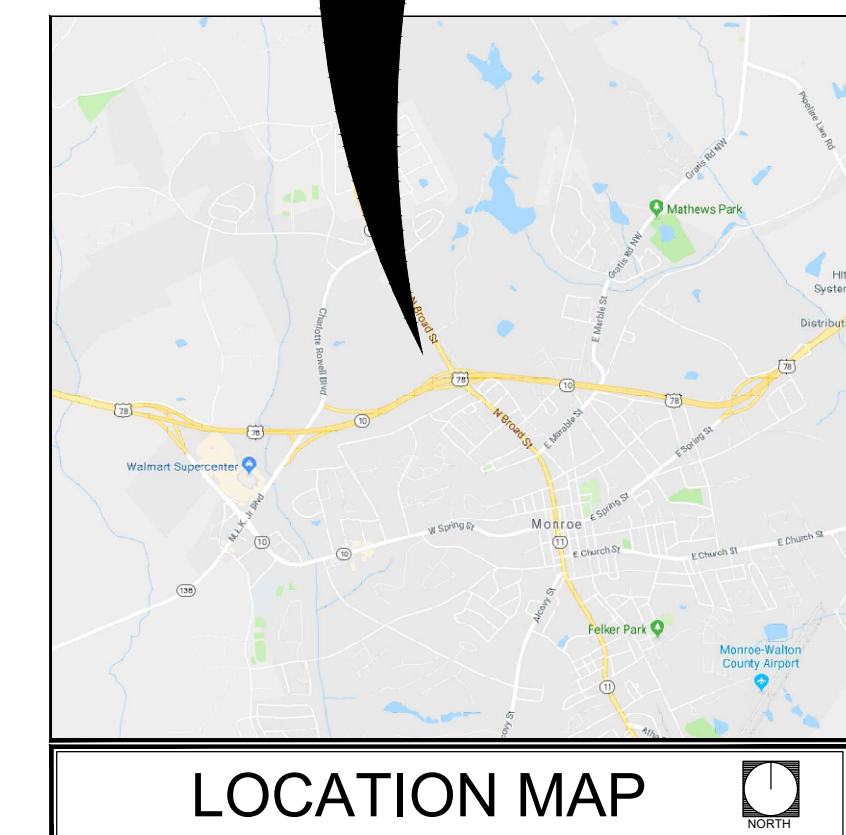
DATED THIS _____ DAY OF _____ 20____

BY: _____ CHAIRMAN
 BY: _____ SECRETARY

CERTIFICATE OF APPROVAL BY MAYOR AND COUNCIL:
 THIS PRELIMINARY PLAN SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE ZONING ORDINANCE AND THE DEVELOPMENT REGULATIONS OF THE CITY OF MONROE AND IS HEREBY GIVEN PRELIMINARY APPROVAL BY THE CITY OF MONROE MAYOR AND COUNCIL. THIS PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF A FINAL PLAN. THIS CERTIFICATE OF APPROVAL SHALL EXPIRE AND BE NULL AND VOID ONE (1) YEAR FROM THE DATE OF THIS CERTIFICATE OF APPROVAL.

DATED THIS _____ DAY OF _____ 20____

BY: _____ MAYOR
 BY: _____ CITY CLERK



HWY 78 EXIT RAMP

Curve #	Direction	Chord distance	Radius	Length	Curve #	Direction	Chord distance	Radius	Length
C1	N05°19'56"W	135.16'	1375.00'	135.22'	C14	N21°47'17"E	61.68'	69.50'	63.91'
C2	S60°38'11"E	212.01'	215.00'	221.70'	C15	N54°48'10"E	67.98'	270.50'	68.16'
C3	S44°13'53"E	73.77'	285.00'	73.98'	C16	S01°12'00"E	54.26'	58.00'	56.46'
C4	S70°40'12"E	182.77'	285.00'	186.00'	C17	S08°57'49"E	95.59'	82.00'	102.05'
C5	N79°36'41"E	395.55'	1035.00'	398.00'	C18	S11°50'08"E	62.81'	58.00'	66.37'
C6	S72°00'11"W	181.91'	1382.39'	182.04'	C19	S41°05'18"W	148.07'	215.00'	151.17'
C7	S84°09'01"W	399.76'	1372.39'	401.19'	C20	S70°33'50"W	312.99'	965.00'	314.37'
C8	S84°39'40"W	173.75'	1382.39'	173.86'	C21	S85°15'44"W	165.55'	965.00'	165.54'
C9	N50°28'03"E	47.33'	285.00'	47.39'	C22	N63°14'01"W	189.43'	215.00'	196.17'
C10	N30°01'08"E	210.62'	285.00'	215.73'	C23	N40°44'56"W	36.32'	285.00'	36.34'
C11	N51°42'59"E	4.24'	67.62'	4.24'	C24	N70°17'24"W	248.86'	285.00'	257.54'
C12	N51°16'08"E	16.80'	178.00'	16.81'	C25	S80°20'51"W	15.19'	965.00'	15.19'
C13	N24°42'33"E	68.93'	70.50'	72.02'					

PROPOSED WATER LINE EASEMENT

Line #	Direction	Length	Line #	Direction	Length
L1	N02°27'12"E	140.44'	L12	S74°00'03"E	66.50'
L2	N08°08'55"W	90.98'	L13	S29°34'37"E	104.28'
L3	N08°08'55"W	70.04'	L14	N29°34'39"W	104.28'
L4	N83°49'21"E	52.18'	L15	S01°32'13"E	20.67'
L5	S37°05'43"E	27.33'	L16	S15°46'27"W	20.73'
L6	S02°31'29"W	10.00'	L17	S30°38'26"E	82.58'
L7	N14°13'28"W	10.00'	L18	S65°41'57"E	10.23'
L8	N28°58'31"W	9.00'	L19	S65°41'57"E	16.21'
L9	S80°45'48"W	25.17'	L20	S29°37'20"E	15.88'
L10	S25°48'10"E	9.36'	L21	S52°35'58"W	45.90'
L11	S62°19'32"W	32.22'	L22	N37°24'02"W	30.07'

TOTAL ACREAGE = 95.414 ACRES

PARCEL	ACREAGE	PARCEL	ACREAGE
LOT 1	3.825 AC.	LOT 11	1.071 AC.
LOT 2	6.601 AC.	LOT 12	1.064 AC.
LOT 3	2.055 AC.	LOT 13	11.585 AC.
LOT 4	1.641 AC.	LOT 14	17.582 AC.
LOT 5	1.527 AC.	LOT 15	8.755 AC.
LOT 6	1.553 AC.	LOT 16	12.533 AC.
LOT 7	1.540 AC.	LOT 17	0.031 AC.
LOT 8	1.321 AC.	LOT 18	3.609 AC.
LOT 9	1.382 AC.	STORMWATER MANAGEMENT AREA 1	5.637 AC.
LOT 10	1.285 AC.	STORMWATER MANAGEMENT AREA 2	5.637 AC.
PAVILION PARKWAY/AVENUE/DRIVE R/W		11.017 AC.	

Jojo
hec



P.O. Box 1249 • Monroe, Georgia 30655
Attn: Business License
(770) 207-4674
DChambers@MonroeGA.Gov

OCCUPATION TAX APPLICATION

BUSINESS NAME FOOD MART MONROE

TELEPHONE (770) 267-8722

ADDRESS 238 N madlson Avenue, Monroe , GA 30655

TYPE OF BUSINESS _____

MAILING ADDRESS 5414 Five Forks Trickum Road , Suite D 400 , Lilburn, GA 30047

EMAIL ADDRESS mam1@mncshops.com

OWNER'S NAME Murad ALi

TELEPHONE (404) 944-4928*

EMERGENCY CONTACT PERSON: Shanaz Ali

TELEPHONE (404) 514-7027

PROPERTY OWNER'S NAME: Afzal Mithwani

TELEPHONE (404) 610-8350

**NUMBER OF EMPLOYEES: FULL TIME 1
PART TIME 1

**(Including Owners & Family Members)

HAVE YOU EVER BEEN CONVICTED OF A FELONY OR ARE YOU DISQUALIFIED TO RECEIVE A LICENSE

BY REASON OF ANY MATTER OR THING CONTAINED IN THE LAWS OF THIS STATE, OR THIS CIYT? YES NO

WILL A SIGN BE INSTALLED ON THE BUILDING OR PROPERTY? YES NO

A PERMIT IS REQUIRED FOR ALL SIGNS!!

I hereby certify that I will not violate any of the laws of this State of Georgia or of the United States. I further agree to comply with any and all ordinances of the City of Monroe in conducting business in the City.

Signature: 

Date  10/29/2021

CITY OF MONROE

ALCOHOLIC BEVERAGE LICENSE APPLICATION

INSTRUCTIONS: PLEASE PRINT OR TYPE APPLICATION AND ANSWER ALL QUESTIONS.

Please fill out entire application leaving no sections blank; please mark sections that do not apply N/A

Please check the licenses that you are applying for.

CITY OF MONROE

ALCOHOLIC BEVERAGE LICENSE FEES

<u>CONSUMPTION ON PREMISE:</u>	<u>LICENSE FEE:</u>	
BEER/WINE	\$1000.00	_____
NON PROFIT PRIVATE CLUB	\$600.00	_____
SUNDAY SALES-PRIVATE CLUBS ONLY	\$150.00	_____
BEER/WINE AMENITIES LICENSE	\$100.00	_____
DISTILLED SPIRITS	\$3000.00	_____
NON PROFIT PRIVATE CLUB-ONLY	\$600.00	_____
SUNDAY SALES	\$150.00	_____
<u>PACKAGE:</u>	<u>LICENSE FEE:</u>	
BEER/WINE	\$2000.00	_____ ✓
HOTEL/MOTEL IN ROOM SERVICE	\$250.00	_____
GROWLERS	\$2000.00	_____
<u>MANUFACTURER</u>	<u>LICENSE FEE: 1 FEE ONLY</u>	
DISTILLERIES OR MICRO-DISTILLERIES	\$1500.00	_____
BREWERY OR MICRO-BREWERIES	\$1000.00	_____
BREW PUB	\$750.00	_____

WHOLESALE DEALERS:

LICENSE FEE:

PRINCIPAL PLACE OF BUSINESS - CITY		
BEER/WINE	\$1500.00	_____
DISTILLED SPIRITS	\$2000.00	_____
PRINCIPAL PLACE OF BUSINESS – NOT IN CITY	\$100.00	_____

TEMPORARY LICENSE:

LICENSE FEE:

NON PROFIT ORGANIZATIONS	\$25.00 PER DAY	_____
FOR PROFIT ORGANIZATIONS	\$150.00 PER DAY	_____
SPECIAL EVENT VENUES	\$300.00	_____
REGISTRATION		

There is a \$250.00 non-refundable administrative/investigative fee for all licenses except for a Beer/Wine Amenities License which the fee is \$200.00.

There is no application fee for wholesale dealers.

1. Full Name of Business MAM1 USA LLC

Under what name is the Business to operate? FOOD MART MONROE

Is the business a proprietorship, partnership or corporation? Domestic or foreign?

CORPORATION (LLC)

2. Address: a) Physical: 238 N MADISION AVENUE, MONROE, GA 30655

b) Mailing: 5414 Five Forks Trickum Road D-400 LILBURN GA 30047

3. Phone 404-944-4928 Beginning Date of Business in City of Monroe 10/10/2021

4. New Business Existing business purchase

If change of ownership, enclose a copy of the sales contract and closing statement.

5. Federal Tax ID Number 87-2652327 Georgia Sales Tax Number _____

6. Is business within the designated distance of any of the following:

CHURCH, SCHOOL GROUNDS, COLLEGE CAMPUS (See Land Survey Requirements)

Beer and Wine 100 Yards Yes _____ No

Liquor 100 Yards (Church) or 200 Yards (School) Yes _____ No _____

7. Full name of Applicant MUAD ALI

Full Name of Spouse, if Married SHAHNAZ ALI

Are you a Citizen of the United States or Alien Lawful Permanent Resident? YES

Birthplace INDIA

Current Address 72 Lankford road City TUCKER St GA Zip 30084

Home Telephone 404-944-4928

Number of Years at present address 14 YEARS

Previous address (If living at current address less than 2 yrs).
N/A

Number of years at previous address N/A

8. If new business, date business will begin in Monroe N/A

If transfer or change of ownership, effective date of this change 10/10/2021

If transfer or change of ownership, enclose a copy of the sales contract, closing statement, and check.

Previous applicant & D/B/A SAS 2021 LLC DBA QUICK FOOD MARKET

9. What is the name of the person who, if the license is granted, will be the active manager of the business and on the job at the business? List address, occupation, phone number, and employer MURAD ALI

10. Has the person, firm, limited liability company, corporation, applicant, owner/owners, partner, shareholder, manager or officer been arrested, convicted or entered a plea of nolo contendere within ten (10) years immediately prior to the filing of this application for any felony or misdemeanor of any state or of the United States, or any municipal ordinance involving moral turpitude, illegal gambling or illegal possession or sale of controlled substances or the illegal possession or sale of alcoholic beverages to minors in a manner contrary to law, keeping a place of prostitution, pandering, pimping, public indecency, prostitution, solicitation of sodomy, or any sexually related crime. If yes, describe in detail and give dates.

NO

11. Has the applicant been convicted under any federal, state or local law of any felony, within fifteen (15) years prior to the filing of application of such license? NO

12. Do you own the land and building on which this business is to be operated? NO

13. Does this establishment have a patio/open area intended to be used for consumption of alcoholic beverages? [] yes or [] no

14. If operating as a corporation, state name and address of corporation, when and where incorporated, and the names and addresses of the officers and directors and the office held by each.

MAM1 USA LLC FORMED ON 09/30/2021

238 N MADISION AVENUE, MONROE, GA 30655

MURAD ALI (SINGLE OWNER LLC)

15. If operating as a corporation, list the stockholders (20% or more) complete addresses, area code and telephone numbers, residential and business, and the amount of interest of each stockholder.

MURAD ALI (SINGLE OWNER LLC) 100%

16. If operating as a partnership, list the partners with complete addresses, area code and telephone numbers, residential and business, and the amount of interest or percent of ownership of each partner. _____ N/A _____

17. If partnership or individual, state names of any persons or firms owning any interest or receiving any funds from the corporation. _____ N/A _____

18. Does applicant receive any financial aid or assistance from any manufacturer or wholesaler of alcoholic beverages? If yes, explain. _____ NO _____

19. Does the applicant have any financial interest in any manufacturer or wholesaler of alcoholic beverages? If yes, please explain. _____ NO _____

20. State whether or not applicant, partner, corporation officer, or stockholder holds any alcoholic beverage license in other jurisdiction or has ever applied for a license and been denied. (Submit full details) _____ NO (NEVER DENIED) _____

21. Does you or your spouse or any of the other owners, partners or stockholders have any interest in any liquor store or wholesale liquor business? _____ NO _____

22. If a retail grocery business in existence for more than six (6) months:
A statement from the applicant with documentary evidence provided that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months preceding the filing of the application for this license or renewal thereof.

If a retail grocery business in existence for less than six (6) months:
A statement from the applicant with documentary evidence provided, that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months from its inception; and

within ten (10) days upon completion of six (6) months' verifying the statement required herein; and upon failure to provide such verification as prescribed herein, the license shall be suspended until such verification is made.

23. If a club, a statement that the club has been organized or chartered for at least one (1) year; a statement that during the past year the club has held regular monthly meetings; and a statement that the club has at least fifty (50) members.

24. Character References: (For the applicant)

1. Name NAVROZ SOMANI
Address 705 W SPRING STREET
City MONROE State GA Zip 30655 Telephone 404-384-9885

2. Name ANISH DOSHI
Address 48 BELLAMY COURT
City STOCKBRIDGE State GA Zip 30281 Telephone 678-468-5633

3. Name DERWIN CONLEY
Address STEWART CANDY COMPANY
City TIFTON State GA Zip Telephone 912-614-3274

This the _____ day of _____ 20____.

[Signature] (Signature Applicant)
OWNER (Title i.e. Partner, General Partner, Manager, Owner, etc.)

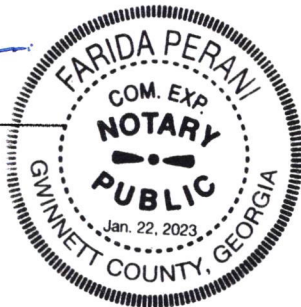
MURAD ALI (Print Name)

Or: _____ (Signature of Corporate Officer)
_____ (Printed Name and Title of Corporate Officer)

Signed, sealed and delivered in the presence of: FARIDA PERANI

Notary Public: [Signature]

Executed: _____





P.O. Box 1249 • Monroe, Georgia 30655
Attn: Business License
(770) 207-4674
DChambers@MonroeGA.Gov

OCCUPATION TAX APPLICATION

BUSINESS NAME Publix Super Markets, Inc. #1736 TELEPHONE 863 688-1188
ADDRESS 900 Pavilion Parkway, Monroe, GA 30656 TYPE OF BUSINESS
MAILING ADDRESS PO Box 32027, Lakeland, FL 33802 Retail Grocery Store
EMAIL ADDRESS publixlicensing@publix.com
OWNER'S NAME Publix Super Markets, Inc. TELEPHONE 863 688-1188
EMERGENCY CONTACT PERSON: Keith Baranowski - District manager
TELEPHONE (770) 806-2780 x240

PROPERTY OWNER'S NAME: MAB Monroe, LLC
TELEPHONE (704) 331-6587 (Cary Uretz)

**NUMBER OF EMPLOYEES: FULL TIME 64
PART TIME 96 **(Including Owners & Family Members)

HAVE YOU EVER BEEN CONVICTED OF A FELONY OR ARE YOU DISQUALIFIED TO RECEIVE A LICENSE
BY REASON OF ANY MATTER OR THING CONTAINED IN THE LAWS OF THIS STATE, OR THIS CITY? YES NO

WILL A SIGN BE INSTALLED ON THE BUILDING OR PROPERTY? YES NO

A PERMIT IS REQUIRED FOR ALL SIGNS!!

I hereby certify that I will not violate any of the laws of this State of Georgia
or of the United States. I further agree to comply with any and all ordinances
of the City of Monroe in conducting business in the City.

Signature: Date 11 / 5 / 21
Merriann M. Metz - VP, General Counsel & Secretary

Notice: All businesses located in the City of Monroe are subject to inspection by City Code and Fire Officials

CITY OF MONROE

ALCOHOLIC BEVERAGE LICENSE APPLICATION

INSTRUCTIONS: PLEASE PRINT OR TYPE APPLICATION AND ANSWER ALL QUESTIONS.

Please fill out entire application leaving no sections blank; please mark sections that do not apply N/A

Please check the licenses that you are applying for.

CITY OF MONROE

ALCOHOLIC BEVERAGE LICENSE FEES

<u>CONSUMPTION ON PREMISE:</u>	<u>LICENSE FEE:</u>	
BEER/WINE	\$1000.00	_____
NON PROFIT PRIVATE CLUB	\$600.00	_____
SUNDAY SALES-PRIVATE CLUBS ONLY	\$150.00	_____
BEER/WINE AMENITIES LICENSE	\$100.00	_____
DISTILLED SPIRITS	\$3000.00	_____
NON PROFIT PRIVATE CLUB-ONLY	\$600.00	_____
SUNDAY SALES	\$150.00	_____
<u>PACKAGE:</u>	<u>LICENSE FEE:</u>	
BEER/WINE	\$2000.00	X _____
HOTEL/MOTEL IN ROOM SERVICE	\$250.00	_____
GROWLERS	\$2000.00	_____
<u>MANUFACTURER</u>	<u>LICENSE FEE: 1 FEE ONLY</u>	
DISTILLERIES OR MICRO-DISTILLERIES	\$1500.00	_____
BREWERY OR MICRO-BREWERIES	\$1000.00	_____
BREW PUB	\$750.00	_____

WHOLESALE DEALERS:

LICENSE FEE:

PRINCIPAL PLACE OF BUSINESS - CITY
BEER/WINE
DISTILLED SPIRITS

\$1500.00
\$2000.00

PRINCIPAL PLACE OF BUSINESS – NOT IN CITY

\$100.00

TEMPORARY LICENSE:

LICENSE FEE:

NON PROFIT ORGANIZATIONS
FOR PROFIT ORGANIZATIONS

\$25.00 PER DAY
\$150.00 PER DAY

SPECIAL EVENT VENUES
REGISTRATION

\$300.00

There is a \$250.00 non-refundable administrative/investigative fee for all licenses except for a Beer/Wine Amenities License which the fee is \$200.00.

There is no application fee for wholesale dealers.

1. Full Name of Business Publix Super Markets, Inc.

Under what name is the Business to operate? Publix Super Markets, Inc. #1736

Is the business a proprietorship, partnership or corporation? Domestic or foreign?
Foreign Corporation

2. Address: a) Physical: 900 Pavilion Parkway, Monroe, GA 30656

b) Mailing: PO Box 32027, Lakeland, FL 33802

3. Phone 863-688-1188 Beginning Date of Business in City of Monroe 01/12/2022

4. New Business _____ Existing business purchase

If change of ownership, enclose a copy of the sales contract and closing statement.

5. Federal Tax ID Number 59-0324412 Georgia Sales Tax Number 308635567

6. Is business within the designated distance of any of the following:

CHURCH, SCHOOL GROUNDS, COLLEGE CAMPUS (See Land Survey Requirements)

Beer and Wine 100 Yards Yes _____ No X

Liquor 100 Yards (Church) or 200 Yards (School) Yes _____ No X

7. Full name of Applicant April Dawn - Bondy MacLatchy

Full Name of Spouse, if Married David James MacLatchy

Are you a Citizen of the United States or Alien Lawful Permanent Resident? Yes, Citizen of the United States

Birthplace Toledo, Ohio

Current Address 615 Wellington Lane City Monroe St GA Zip 30655

Home Telephone 678-858-5901

Number of Years at present address 15

Previous address (If living at current address less than 2 yrs).
N/A

Number of years at previous address N/A

8. If new business, date business will begin in Monroe 01/12/2022

If transfer or change of ownership, effective date of this change N/A

If transfer or change of ownership, enclose a copy of the sales contract, closing statement, and check.

Previous applicant & D/B/A N/A

9. What is the name of the person who, if the license is granted, will be the active manager of the business and on the job at the business? List address, occupation, phone number, and employer. April Dawn - Bondy MacLatchy - Pharmacy manager for

Publix Super Markets, Inc. #1736 located at 900 Pavilion Parkway, Monroe, GA 30656

Phone: 678-858-5901

10. Has the person, firm, limited liability company, corporation, applicant, owner/owners, partner, shareholder, manager or officer been arrested, convicted or entered a plea of nolo contendere within ten (10) years immediately prior to the filing of this application for any felony or misdemeanor of any state or of the United States, or any municipal ordinance involving moral turpitude, illegal gambling or illegal possession or sale of controlled substances or the illegal possession or sale of alcoholic beverages to minors in a manner contrary to law, keeping a place of prostitution, pandering, pimping, public indecency, prostitution, solicitation of sodomy, or any sexually related crime. If yes, describe in detail and give dates.

No

11. Has the applicant been convicted under any federal, state or local law of any felony, within fifteen (15) years prior to the filing of application of such license? No

12. Do you own the land and building on which this business is to be operated? No, this location is leased. Please see attached Exhibit A

13. Does this establishment have a patio/open area intended to be used for consumption of alcoholic beverages? [] yes or [X] no

14. If operating as a corporation, state name and address of corporation, when and where incorporated, and the names and addresses of the officers and directors and the office held by each.

Please see attached Exhibit B

15. If operating as a corporation, list the stockholders (20% or more) complete addresses, area code and telephone numbers, residential and business, and the amount of interest of each stockholder.

Publix Super Markets, Inc. is a privately held employee-owned company; which includes approximately 225,000 stockholders. No one stockholder holds 20% or more in stock.

16. If operating as a partnership, list the partners with complete addresses, area code and telephone numbers, residential and business, and the amount of interest or percent of ownership of each partner. N/A

17. If partnership or individual, state names of any persons or firms owning any interest or receiving any funds from the corporation. N/A

18. Does applicant receive any financial aid or assistance from any manufacturer or wholesaler of alcoholic beverages? If yes, explain. No

19. Does the applicant have any financial interest in any manufacturer or wholesaler of alcoholic beverages? If yes, please explain. No

20. State whether or not applicant, partner, corporation officer, or stockholder holds any alcoholic beverage license in other jurisdiction or has ever applied for a license and been denied. (Submit full details) Publix Super Markets, Inc. holds numerous Alcoholic beverage licenses in FL, GA and SC.

21. Does you or your spouse or any of the other owners, partners or stockholders have any interest in any liquor store or wholesale liquor business? Publix Super Markets, Inc. has numerous Package liquor stores in the state of Florida.

22. If a retail grocery business in existence for more than six (6) months: N/A
A statement from the applicant with documentary evidence provided that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months preceding the filing of the application for this license or renewal thereof.

If a retail grocery business in existence for less than six (6) months: N/A
A statement from the applicant with documentary evidence provided, that the business has had or will have gross sales of merchandise, other than malt beverages and wine, of more than three thousand dollars (\$3000.00) per month average for six (6) successive months from its inception; and

within ten (10) days upon completion of six (6) months' verifying the statement required herein; and upon failure to provide such verification as prescribed herein, the license shall be suspended until such verification is made.

23. If a club, a statement that the club has been organized or chartered for at least one (1) year; a N/A statement that during the past year the club has held regular monthly meetings; and a statement that the club has at least fifty (50) members.

24. Character References: (For the applicant)

1. Nicholas Peters
Name 492 Branham circle
Address Social Circle Georgia 30025 (770) 316-8348
City State Zip Telephone

2. Lillian Portillo
Name 588 Martha Sue Drive
Address Lawrenceville GA 30045 (770) 403-0022
City State Zip Telephone

3. Lisa Atcheson
Name 626 Wellington Lane
Address Monroe GA 30655 (678) 763-1917
City State Zip Telephone

This the 19 day of oct 2021.

[Signature] (Signature Applicant)

Manager (Title i.e. Partner, General Partner, Manager, Owner, etc.)

April MacLatchy (Print Name)

Or: _____ (Signature of Corporate Officer)

_____ (Printed Name and Title of Corporate Officer)

Signed, sealed and delivered in the presence of: John Breedlove

Notary Public: John Breedlove

Executed: Walton County



APPOINTMENTS

Updated

September 14, 2021

Appointed

Term Expires

**DOWNTOWN DEVELOPMENT AUTHORITY and
CONVENTION & VISITORS BUREAU AUTHORITY and
URBAN REDEVELOPMENT AGENCY (Three-year term)**

(As of 4/10/07 Changed from 6-year terms to 3-year terms) (URA created 12/11/2018)

Ross Bradley	Council member	December 31, 2021
Meredith Malcom	December 11, 2018	December 31, 2021
Charles Sanders	December 11, 2018	December 31, 2021
Chris Collin	December 10, 2019	December 31, 2021
	(to fill unexpired term of Mike Gray)	
Whit Holder	December 10, 2019	December 31, 2024
Lisa Reynolds Anderson	December 10, 2019	December 31, 2024
Wesley Sisk	December 8, 2020	December 31, 2023
Andrea Gray	December 8, 2020	December 31, 2023



Appointed Board Member Biography

Name: Meredith Malcom

Profession / Business: Banking Position: Market President

Business Address: 140 East Washington Street

Phone number: (770) 207-7070 Fax number: _____

Email address: meredithmalcom@synovus.com

Home Address: 318 McDaniel Street, Monroe GA 30655

Home Phone number: (770) 601-7967 Mobile Phone number: _____

(Please indicate address where you prefer to receive your mail)

Birthday: 03/07/1968 Birthplace: New York NY

Education: University of GA, BBA Finance; Graduate School of Banking at LSU

Hobbies: Travel/Exercise

Membership in Service Clubs: Walton County Foundation/Leadership GA/WC Chamber

Social Clubs: _____

Membership / Offices Held / Other Agency Boards: _____

Civic Appointments: _____

Political Offices: _____

Reason for wanting to serve on DDA Board

Love living and working in the City of Monroe- Excited to continue to participate in improving and planning for the downtown community



Appointed Board Member Biography

Name: Ross Bradley

Profession / Business: Banking Position: Loan Officer

Business Address: 506 S Broad St., Monroe, GA 30655

Phone number: 770-800-1003 Fax number: _____

Email address: tbradley205@gmail.com

Home Address: 116 Williams St., Monroe, GA 30655

Home Phone number: n/a Mobile Phone number: 770-652-0724

(Please indicate address where you prefer to receive your mail)

Birthday: 04/30/1989 Birthplace: Decatur

Education: B.A. in Business Management

Hobbies: Golf, Hunting

Membership in Service Clubs: Advisory Board - NG3

Social Clubs: n/a

Membership / Offices Held / Other Agency Boards:

Civic Appointments: _____

Political Offices: City Council

Reason for wanting to serve on DDA Board

I have a deep passion for our Community, and the Downtown District is the heartbeat.



APPLICATION FOR NOMINATION
MONROE DOWNTOWN DEVELOPMENT AUTHORITY

Please Print

Name Ross Bradley Email tbradley205@gmail.com

Home Address 116 Williams Street, Monroe, GA Zip Code 30655

Business Address (Street & Mailing) 506 S Broad Street, Monroe, GA 30655

Profession/Business Mortgage Banking Position Loan Officer

Phone Numbers: Home n/a Cell 770-652-0724
Business 770-800-1003 Fax

Birthday: 04/30/1989 Birthplace: Decatur

Education: B.A. in Business Management

I am: (Check all that apply)

- A resident of the City of Monroe or of Walton County
Available for Board meetings the Second Thursday of each month
A Elected Member of Government: Elected Position City Council (term ending 12/31/2021)
A Downtown Property Owner: Property Address
A Downtown Business Owner: Business Address
A Downtown Employee: Business & Position Avondale Mortgage - Loan Officer

My Downtown Involvement over the past two years includes: (Check all that apply and list)

- Serving on Committee (s) Downtown Development Authority
Assisting with Projects Various volunteer projects
Participation in Events
A Financial Contribution

Organizations to which I belong and volunteer service include: NG3

Interest/Hobbies/Talents/Skills: Golf, Hunting

I am interested in serving on the Authority because The Downtown District is the heartbeat of our Community. I want to continue serving in our Community in any way I can.

I will allow my name to be submitted for consideration in service to the Authority; and if appointed to serve as a member of the Board of Directors, I agree to:
Attend all possible regular monthly Board meetings, committee meetings and any special meetings
Attend eight hours of training within my first year of service as required by law
Enter into full discussion and participation in policy decisions affecting the DDA and its purpose
Accept responsibility for assignments and offer suggestions on programming or operations
Maintain matters of confidence
Serve the Authority, working for is overall well being and that of the historic business district
Seek opportunities to learn more about downtown revitalization efforts and best practices.

Signature Ross Bradley

Date 12/01/2021



Appointed Board Member Biography

Name: Chris Collin

Profession / Business: Restaurant Position: Owner

Business Address: 202 East Spring Street

Phone number: 6789394702 Fax number: NA

Email address: chris@lrgrp.com

Home Address: 614 Saint Ives Walk Monroe GA 30655

Home Phone number: 6789394702 Mobile Phone number: 6789394702

(Please indicate address where you prefer to receive your mail)

Birthday: 07-17-1980 Birthplace: Atlanta

Education: BS Communications University Of West Georgia

Hobbies: Family and Working

Membership in Service Clubs: DDA

Social Clubs: _____

Membership / Offices Held / Other Agency Boards:

DDA and President of the Saint Ives HOA

Civic Appointments: _____

Political Offices: _____

Reason for wanting to serve on DDA Board

To continue to support and be involved in the positive growth in Monroe.



APPLICATION FOR NOMINATION
MONROE DOWNTOWN DEVELOPMENT AUTHORITY

Please Print

Name Chris Collin Email Chris@LRGRP.com

Home Address 614 Saint Ives Walk Zip Code 30655

Business Address (Street & Mailing) 202 east spring street Monroe GA

Profession/Business Restaurateur Position Owner

Phone Numbers: Home 678-939-4702 Cell "
Business " Fax "

Birthday: 07-17-1980 Birthplace: Atlanta

Education: B.S. Communications University of West GA

I am: (Check all that apply)

- A resident of the City of Monroe or of Walton County
- Available for Board meetings the Second Thursday of each month
- A Elected Member of Government: Elected Position _____
- A Downtown Property Owner: Property Address 202 East Spring Street Monroe
- A Downtown Business Owner: Business Address _____
- A Downtown Employee: Business & Position _____

My Downtown Involvement over the past two years includes: (Check all that apply and list)

- Serving on Committee (s) _____
- Assisting with Projects served on DDA
- Participation in Events _____
- A Financial Contribution _____

Organizations to which I belong and volunteer service include: DDA Saint Ives HOA

Interest/Hobbies/Talents/Skills: I enjoy being involved in the community

I am interested in serving on the Authority because to continue to support and be involved in the positive growth in Monroe.

I will allow my name to be submitted for consideration in service to the Authority; and if appointed to serve as a member of the Board of Directors, I agree to:

- Attend all possible regular monthly Board meetings, committee meetings and any special meetings
- Attend eight hours of training within my first year of service as required by law
- Enter into full discussion and participation in policy decisions affecting the DDA and its purpose
- Accept responsibility for assignments and offer suggestions on programming or operations
- Maintain matters of confidence
- Serve the Authority, working for its overall well being and that of the historic business district
- Seek opportunities to learn more about downtown revitalization efforts and best practices.

Signature [Handwritten Signature]

Date Nov 3, 2021



To: Planning and Zoning / City Council
From: Patrick Kelley
Department: Planning, Zoning, Code and Development
Date: 10-11-2021
Description: Zoning ordinance Text amendment #12

Budget Account/Project Name: NA

Funding Source: 2021 NA

Budget Allocation: NA

Budget Available: NA

Requested Expense: \$NA **Company of Purchase:** NA

Recommendation: Staff recommendation is to approve as submitted

Background: This amendment adds the conditional use of Private Sewage Treatment Facilities to section 630.3 Table 6 and also modifies Section 650.4 Special site requirements by removing minimum area requirements for planned districts and reducing street frontage requirements in the LCI district.

Attachment(s): Ordinance and exhibit A



City of Monroe

215 N. Broad Street
Monroe, GA 30655
(770) 207-4674

ZONING TEXT AMENDMENT PERMIT

PERMIT #:	204	DESCRIPTION:	Zoning Text Amendment #12
JOB ADDRESS:	215 N BROAD ST	LOT #:	
PARCEL ID:		BLK #:	
SUBDIVISION:		ZONING:	
ISSUED TO:	CITY OF MONROE	CONTRACTOR:	CITY OF MONROE
ADDRESS:	P.O. BOX 1249	ADDRESS:	P.O. BOX 1249
CITY, STATE ZIP:	MONROE GA 30655	CITY, STATE ZIP:	MONROE GA 30655
PHONE:		PHONE:	
PROP. USE:		DATE ISSUED:	9/08/2021
VALUATION:	\$ 0.00	EXPIRATION:	3/07/2022
SQ FT:	0.00	PERMIT STATUS:	O
OCCP TYPE:		# OF BEDROOMS	
CNST TYPE:		# OF BATHROOMS	
INSPECTION REQUESTS:	770-207-4674 lwilson@monroega.gov	# OF OTHER ROOMS	

FEE CODE	DESCRIPTION	AMOUNT
	FEE TOTAL	
	PAYMENTS	\$ 0.00
	BALANCE	\$ 0.00

NOTES:

Section 630.3 Table 6—Industrial Zoning District Land Use Regulations; Modifying Industrial Zoning District Land Use table to add under the principle use of Utility and area service provider facilities—private sewage treatment facilities; this use is to be added as a conditional use.

Section 650.4 Special Site Requirements—Modifying the Special Site Requirements for Planned Development Districts to remove the minimum area requirement for Planned Development Districts throughout the City and inside the Livable Cities Initiative (LCI) District and to reduce the minimum frontage requirement for Planned Development Districts located in the LCI District.

P&Z MTG 10/19/2021 5:30pm—Council MTG 11/9/2021 6:00pm @215 N. Broad St.

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 6 MONTHS AT ANY TIME AFTER WORK IS STARTED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.



(APPROVED BY)

10/11/2021
DATE

**AN ORDINANCE TO AMEND THE ZONING
ORDINANCE OF THE CITY OF MONROE, GEORGIA**

The Mayor and Council of the city of Monroe, Georgia, hereby ordain as follows:

The Zoning Ordinance of the City of Monroe, officially adopted June 10, 2014, and Effective July 1, 2014, as thereafter amended, is hereby amended by implementing text amendments and changes outlined and identified in particular detail on Exhibit A, which such exhibit is incorporated herein by reference.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

These text amendments of the City of Monroe Zoning Ordinance shall take effect upon their adoption by the Mayor and Council.

FIRST READING. This 9th, day of November, 2021.

SECOND READING AND ADOPTED on this 14th day of December, 2021.

CITY OF MONROE, GEORGIA

**By: _____ (SEAL)
John Howard, Mayor**

**Attest: _____ (SEAL)
Debbie Kirk, City Clerk**

EXHIBIT A

City of Monroe Zoning Ordinance Text Amendment

Amendment # 12

1. Section 630.3 Table 6—Industrial Zoning District Land Use Regulations; Modifying Industrial Zoning District Land Use table to add under the principle use of Utility and area service provider facilities—private sewage treatment facilities; this use is to be added as a conditional use.

2. Section 650.4 Special Site Requirements—Modifying the Special Site Requirements for Planned Development Districts to remove the minimum area requirement for Planned Development Districts throughout the City and inside the Livable Cities Initiative (LCI) District and to reduce the minimum frontage requirement for Planned Development Districts located in the LCI District. Section 650.4 to be amended as follows:
 - a. 650.4 Special Site Requirements. The site proposed for Planned Development District classification must abut a public street for continuous distance of at least one-hundred (100) feet. The only exception to this frontage requirement shall be in the Livable Cities Initiative District. Because of the special and unique circumstances of both maximum density and unique mixture of land uses within the LCI District, proposals for Planned Development District classification in the LCI District must abut a public street for a distance of at least fifty (50) feet.

Proposed Amendments to the Zoning Ordinance

October 19 – Planning Commission

November 9 – City Council 1st Reading

December 14 – City Council 2nd Reading

Amendment Key

Blue – Language to be added

Red – Language to be removed

Green – Amendment description

- **Section 630.3: Modify Industrial Zoning District Land Use Regulation table to add the land use of Private Sewage Treatment Facilities. Added land use will be permitted by Conditional Use Permit in the M-1 zoning district. The land use of Private Sewage Treatment Facilities is based upon NAICS 221320 – Sewage Treatment Facilities.**

Section 630.3 Industrial Land Use Regulations (M-1):

Section 630.3 Table 6 - Industrial Zoning District Land Use Regulations

[P]=permitted; [X]=prohibited; [C]=conditional use permit required

LAND USE CATEGORY	DISTRICT	REFERENCE
Principal Use*(unless noted as an accessory use)	M-1	See Section or Note
Accessory building and uses		
structures-general	P	See §1000.1
temporary buildings	P	See §1000.9
uses-general	P	See §1000.2
Administrative and information service facilities		
administrative offices/processing center	P	
call/telecommunications center	P	
data processing/programming facilities	P	
data processing/programming facilities with product production	P	
AGRICULTURE:		
Greenhouse, nursery, and indoor food crop production	P	PROPOSED for 10/12/21 City Council
Amusements and Entertainment		
adult entertainment establishment	P	Note (5)
archery range or firing range	P	See § 1031
game center	X	
miniature golf, outdoor	X	
play centers, skating rink, bowling alley	P	
theaters	X	
theaters, outdoor	X	
Animal facilities and services		
clinics and specialty services	C	
hospitals, lodging, and shelters	C	
Building, construction and special trade facilities		
contractor and developer offices	P	
contractor/developer offices with facilities	P	
contractor/developer office center	P	
landscape/irrigation service	P	
timber harvesting service	P	
tree surgery service	P	
building supply store, wholesale	P	

<p>INDUSTRIAL: Industry, heavy-manufacturing, repair, assembly, or processing abattoir acid manufacturing asphalt, cement, clay, gypsum, lime, or plaster manufacturing or processing biodiesel fuel production <i>PROPOSED for 10/12/21 City Council</i> bone distillation chlorine or similar noxious gases production drop forge industries using power hammers explosives, manufacturing or storage fats or oils, rendering or refining fertilizer production garbage, offal, or dead animals-dumping, storage, disposal, or landfilling of such glue manufacturing petroleum, refining or above-ground product storage sauerkraut, vinegar or yeast processing</p>	<p>X X X P X X X X X X X X X X X X X X X X</p>	<p>Note(1)</p>
<p>Industry, light – manufacturing, repair, assembly, or processing apparel, clothing and/or garment manufacturing aquarium chemical processing bakery or confectionery, wholesale business machines manufacturing concrete batch plant electrical appliances manufacturing electronic and scientific equipment manufacturing camera and photographic equipment manufacturing ceramic products manufacturing cosmetics and toiletries manufacturing fiberglass product manufacturing frozen dessert and milk processing glass fabrication grain processing laboratories for testing materials, chemical analysis and/or photographic processing medical appliance manufacturing medical device sterilization</p>	<p>P P P P C P P P P P P P P P P P P P P P P</p>	
<p>metal stamping musical instruments and parts manufacturing paper product manufacturing pharmaceuticals or optical goods manufacturing plastic product manufacturing souvenirs and novelties manufacturing tools or hardware manufacturing toys, sporting and athletic goods manufacturing wood, paper, and plastic assembly</p>	<p>P P X P P P P P P P</p>	<p>Note(2) Note(3)</p>
<p>Parks and Recreation campgrounds health/fitness center gymnasium neighborhood activity center – accessory use parks, active parks, passive</p>	<p>X C C C X P</p>	

RESIDENTIAL	C		
Sales and service facilities			
appliance stores(small and large), retail, rental, and/or repairs	P	Note(4)	
building supply, retail	P		
equipment(small and large), service and rental	P		
equipment(office), service and rental	P		
fuel sales – liquid, wholesale and retail	P		
funeral and interment establishments, wholesale and storage	C		
janitorial cleaning services	P		
janitorial/cleaning supply store, wholesale	P		
laundry and/or dry cleaning establishments, full service	P		
lawn and garden supply, wholesale	P		
locksmith shop, service	P		
manufactured home sale lots	C		
pawn shop and pawnbrokers	P		Code of Ord. Chap 78
pest control services	P		
print and publication shops	P		
scrap hauling service	P		
sewer and septic tank service	C		
vending supply and service	P		
Transportation facilities			
airport	C		
administrative offices/dispatches	C		
commuter lot	C		
stations or terminals	C		
Utility and area service provider facilities			
emergency management services – fire, police, ambulance	P	See Article XI	
garbage and recycling collection services	C		
landfills, incinerators, and dumps	X		
recycling center	C		
private sewage treatment facilities	C		
telecommunications facility, radio and television stations	P		
telecommunications facility towers and antenna	P		
utility administrative office	P		
utility transformers, substations, and towers	P		
Distribution and storage facilities			
warehouse, self-service(mini)	P		
warehouse	P		
distribution warehouse facility	P		
Motor vehicles and equipment			
passenger vehicles and small engine equipment			
body repair and painting	P		
car wash, service or self-service	P		
fuel sales	P		
general service/installation of parts/accessories	P		
new or used, sales and rental	P		
parts/accessories, sales	P		
tires, sales	P		
vehicle storage yard	P		
welding and fabrication	P		
wrecker and/or towing, service	P		

heavy trucks, RVs and other heavy equipment		
body repair and painting	P	
fueling station	P	
general service/installation of parts and accessories	P	
new or used, sales and rental	P	
parts/accessories/tires, sales	P	
truck wash, service or self-service	P	
terminal, motor freight	P	
truck stop/travel plaza	P	

➤ **Section 650.4: Amend language in the special site requirements for Planned Development Districts. Remove the minimum area requirement for Planned Development Districts located throughout the City and inside the Livable Cities Initiative District (LCI) in order to enable more Planned Districts within the City. Reduce the minimum frontage requirement for Planned Development Districts located in the LCI District.**

650.4 Special Site Requirements. The site proposed for Planned Development District classification must ~~contain a minimum area: 1) PRD between twelve (12) and forty eight (48) acres, 2) PCD/PPD: between twenty four (24) and sixty (60) acres, and 3) PID: at least twenty four (24) acres, unless a smaller are is specifically approved by the Planning Commission and Council due to special and unusual circumstances related to the topography of the site. In no case shall any planned unit development be less than ten (10) acres. The site must~~ but a public street for continuous distance of at least one-hundred (100) feet.

The only exception to ~~these size this frontage~~ requirements shall be in the Livable Cities Initiative District. Because of the special and unique circumstances of both maximum density and unique mixture of land uses within the LCI District, proposals for Planned Development District classification in the LCI District must ~~contain a minimum of two (2) acres. The site must~~ but a public street for a distance of at least ~~seventy five (75)~~ **fifty (50)** feet.

**NOTICE TO THE PUBLIC
CITY OF MONROE**

The City of Monroe Planning Commission will be holding a hearing for a zoning action/zoning code text amendment of Article VI, Section 630.3, Table 6 and Section 650.4. A public hearing will be held on October 19, 2021 at 5:30 P. M. in the City Hall Building at 215 N. Broad Street.

The City of Monroe Council will be holding a hearing for a zoning action/zoning code text amendment of Article VI, Section 630.3, Table 6 and Section 650.4. A public hearing will be held on November 9, 2021 at 6:00 P.M. in the City Hall Building at 215 N Broad Street.

All those having an interest should be present.

Please run on the following date:

October 3, 2021

Budget Resolution

A RESOLUTION ADOPTING THE 2022 BUDGET FOR THE CITY OF MONROE, GEORGIA; APPROPRIATING AMOUNTS AS SHOWN IN EACH BUDGET AS EXPENDITURES; ADOPTING THE REVENUE PROJECTIONS; AND PROHIBITING EXPENDITURES TO EXCEED APPROPRIATIONS.

BE IT RESOLVED by the Mayor and City Council of the City of Monroe, Georgia as follows:

WHEREAS, for the purpose of financing the conduct of affairs of the **City of Monroe** during the fiscal year beginning January 1, 2022 and ending December 31, 2022, the Budget of the City’s Revenues and Expenditures for such period, as prepared and submitted to the **City Council** by the City Administrator; and so approved by the **Mayor and City Council**.

WHEREAS, the amounts listed are the appropriations so authorized by the **Mayor and City Council** and are approved for the amounts and purpose indicated.

WHEREAS, any pay classification or job description changes contained and funded herein the budget are approved for the amounts and purposes indicated.

WHEREAS, any organizational chart changes or descriptions contained herein the budget are approved as indicated.

WHEREAS, the rates listed are so authorized by the **Mayor and City Council** and are approved for the amounts and purpose indicated.

WHEREAS, a budget amendment is considered any action of the **Mayor and City Council** to purchase items not included in original budgeted figures.

BE IT FURTHER RESOLVED that the expenditures shall not exceed the appropriations authorized by this budget and that the expenditures for the fiscal year shall not exceed funding available.

ADOPTED by the **Mayor and City Council** of the **City of Monroe** this 14th day of December 2021.

John Howard, Mayor
City of Monroe

Attest:

Debbie Kirk, City Clerk



To: City Council
From: Danny P. Smith, Solid Waste Director
Department: Solid Waste
Date: 11/29/2021
Subject: The Northeast Georgia Regional Solid Waste Management Plan

Budget Account/Project Name: N/A

Funding Source: N/A

Budget Allocation: N/A

Budget Available: N/A

Requested Expense: N/A **Company of Purchase:** N/A

Description:

Staff recommends the approval of the Northeast Georgia Regional Solid Waste Management Plan. The Georgia General Assembly the Georgia Comprehensive Solid Waste Management Act with amendments in 2011 (O.C.G.A. Section 12-8-31.1) which requires all municipal and county governments to either develop or include themselves in a comprehensive solid waste management plan. This is a request for the acceptance of the plan as required.

Background:

The City of Monroe through comprehensive plans with the State and Regional Commissions always seeks to maintain compliance as governed by those plans and creates a consistent approach to governmental operations.

Attachment(s):

Northeast Georgia Regional Solid Waste Management Plan Resolution – 1 page

CITY OF MONROE

**RESOLUTION TO ADOPT
THE NORTHEAST GEORGIA REGIONAL
SOLID WASTE MANAGEMENT PLAN**

WHEREAS, the Georgia General Assembly enacted the Georgia Comprehensive Solid Waste Management Act (O.C.G.A. Section 12-8-31.1), as amended in 2011, which requires county and municipal governments to develop or be included in a comprehensive solid waste management plan; and

WHEREAS, the update of the Northeast Georgia Regional Solid Waste Management Plan has been prepared on behalf of and includes the solid waste management plans of all municipalities within the jurisdiction of the Northeast Georgia Regional Solid Waste Management Authority; and

WHEREAS, the update of the Northeast Georgia Regional Solid Waste Management Plan has been prepared in compliance with the Georgia Comprehensive Solid Waste Management Act, as amended in 2011, and the minimum public participation and other procedural requirements have been met or exceeded.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Monroe that the update of the Northeast Georgia Regional Solid Waste Management Plan is accepted, and furthermore, that the Northeast Georgia Regional Commission shall be notified of said adoption in writing within five (5) days of the adoption of this resolution.

SO ADOPTED this 14th day of December 2021.

CITY OF MONROE

By: _____
John S. Howard, Mayor

Attest:

Debbie Kirk, City Clerk



To: City Council
From: Logan Propes, City Administrator
Department: Administration
Date: 11/30/21
Subject: 2022 Council Meeting Calendar

Budget Account/Project Name: N/A

Funding Source: N/A

Budget Allocation: N/A

Budget Available: N/A

Requested Expense: N/A **Company of Record:** N/A

Description:
 Staff recommends the attached 2022 Council Meeting Calendar for approval.

Background:
 The City of Monroe prepares yearly Council meeting calendar schedules for meetings to be held at 6pm on the second Tuesday of each month, per the Code of Ordinances, Section 2-41.

Attachment(s):
 2022 Council Meeting Calendar – 2 pages

**CITY OF MONROE
COUNCIL MEETING
SCHEDULE FOR 2022**

January 11

February 8

March 8

April 12

May 10

June 14

July 12

August 9

September 13

October 11

November 8

December 13

January							February							March							April						
S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S
						1			1	2	3	4	5			1	2	3	4	5						1	2
2	3	4	5	6	7	8	6	7	8	9	10	11	12	6	7	8	9	10	11	12	3	4	5	6	7	8	9
9	10	11	12	13	14	15	13	14	15	16	17	18	19	13	14	15	16	17	18	19	10	11	12	13	14	15	16
16	17	18	19	20	21	22	20	21	22	23	24	25	26	20	21	22	23	24	25	26	17	18	19	20	21	22	23
23	24	25	26	27	28	29	27	28						27	28	29	30	31			24	25	26	27	28	29	30
30	31																										
May							June							July							August						
S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S	S	M	T	W	T	F	S
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8	9	10	11	12	13	14	5	6	7	8	9	10	11	3	4	5	6	7	8	9	7	8	9	10	11	12	13
15	16	17	18	19	20	21	12	13	14	15	16	17	18	10	11	12	13	14	15	16	14	15	16	17	18	19	20
22	23	24	25	26	27	28	19	20	21	22	23	24	25	17	18	19	20	21	22	23	21	22	23	24	25	26	27
29	30	31					26	27	28	29	30			24	25	26	27	28	29	30	28	29	30	31			
														31													
September							October							November							December						
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18	19	20	21	22	23	24	16	17	18	19	20	21	22	20	21	22	23	24	25	26	18	19	20	21	22	23	24
25	26	27	28	29	30		23	24	25	26	27	28	29	27	28	29	30				25	26	27	28	29	30	31
							30	31																			



To: Finance Committee, City Council
From: Beth Thompson, Finance Director
Department: Finance
Date: 12/7/2021
Subject: Proposed FY2022 Capital & Operating Budget

Budget Account/Project Name:

Funding Source:

Budget Allocation: \$

Budget Available: \$

Requested Expense: \$

Company of Purchase:

The Fiscal Year 2022 Capital & Operating Proposed Budget can be found in detail on the City of Monroe’s website at the following link

<https://city-monroe-ga-budget-book.cleargov.com/city-of-monroe-fiscal-year-2022-proposed-operating-and-capital-budget/2022/introduction/transmittal-letter>

The city-wide proposed operating budget for FY2022 is \$70,114,593. This is an increase of 7.4% over the current FY2021 budget. Of the major funds, the General Fund portion is \$15,487,244, the Combined Utilities Fund portion is \$45,105,673 & the Solid Waste Fund is \$6,177,924.

The city-wide proposed capital budget for FY2022 is \$27,044,756. General Fund capital projects total \$5,059,232, with \$761,380 funded by General Fund revenue and \$4,297,852 funded by SPLOST & grants. Utility bond proceeds will fund \$12,950,000 of the total \$21,468,524 in the Utility Fund capital projects. Solid Waste Fund capital budget totals \$517,000.

A total of nine additional positions city-wide are in the FY2022 budget, after unfunding eight positions in 2021 in order to decrease overall expenses, due to the COVID pandemic.



City of Monroe

City of Monroe 2022 Capital & Operating Budget



Proposed version

Last updated 11/12/21



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INTRODUCTION & BUDGET OVERVIEW



Transmittal Letter/Budget Summary

Logan Propes, City Administrator

Honorable Mayor and Members of the City Council:

The City's Finance Department is pleased to present to you the Fiscal Year 2022 Balanced Budget. This document contains the Capital Improvement Program (CIP) budget along with the Maintenance & Operations (M&O) budget. The process began with departmental requests which were reviewed and modified by myself and the Finance Director based on funding availability, scope of program needs and current performance.

The current FY2021 General Fund budget is \$13,756,877. The **FY2022 General Fund budget is \$15,487,244**, which represents a 12.3% increase over 2021. The current 2021 ad valorem tax rate for the City of Monroe is 7.404 mills, which will primarily fund the FY2022 General Fund budget. One mill equals approximately \$510,000 in ad valorem tax proceeds at a 100% collection rate. This millage rate represents a full rollback rate from the prior year.

The total **Combined Utilities budget for FY2022 is \$45,105,673**. This is an increase of 4% over the current FY2021 budget of \$43,375,851. The FY2022 Enterprise Fund budget for **Solid Waste includes an increase of only 12.1%, at \$6,177,924**. Both enterprise budgets are conservative and are indicative of the system's growth.

These funds are supplemented by a robust Special Purpose Local Option Sales Tax (SPLOST) program that delivers a wide array of capital improvement projects. For 2022, SPLOST will fund major transportation project initiatives such as joint city-county-state projects and major parks improvements. Residual revenues from the 2013 SPLOST will continue to fund transportation and sidewalk projects along with public safety capital purchases.

All funds combined city-wide are increasing 7.4% for FY2022 with a total **city-wide M&O balanced budget of \$70,114,593**.

In the FY2022 budget, we are adding nine additional positions city-wide. We unfunded eight positions in 2021 in order to decrease overall expenses, due to the unknowns of the COVID pandemic. In the General Fund, we are adding three and a half positions. A City Marshal position in Code & Development and two operator positions in Streets & Transportation. In the Utility Fund, we are adding five and a half positions. An operator in the Stormwater department, a pump station mechanic at the Water Treatment Plant, a position in Central Services and two in the Electric department; a lead lineman and an apprentice lineman. The half positions are due to split funding between the General and Utility funds of an Administrative Assistant position. This will be a total of nine positions city-wide in various departments.

This budget includes potential employee merit increases in salaries for FY2022, of an average of 3%. These adjustments are based on performance evaluations and will be effective by mid-year 2022. Salary increases for certified patrol officers is also budgeted at 20%, in order to stay competitive with surrounding jurisdictions and as a retention tool.

There are several new but necessary capital expenditures to ensure our infrastructure and services are top-of-the-line and also of high value for the ratepayer and taxpayer dollar. The portion of the FY2022 budget that includes capital projects totals \$27,044,756 and is outlined in the Capital Improvement Plan. The General Fund portion of \$761,380 is funded by revenue generated in the General Fund. Other governmental fund capital projects are funded by a dedicated source such as the SPLOST and grants which total \$4,297,852 for the capital projects previously mentioned. By ordinance, the City has established a utility capital improvement reserve to fund future capital projects for expansion and replacement. Utility bond proceeds will fund \$12,950,000 of the total \$21,468,524 utility capital projects budgeted for 2022. Included in the annual budget and financed from current and reserve utility capital revenues is \$8,518,524. The Solid Waste fund accounts for another \$517,000 in capital expenditures in 2022. The CIP accounts for expenditures over \$5,000 and having a useful life of more than two years.

The City of Monroe received 50% of its total State and Local Fiscal Recovery Funds of \$5,105,995 from the American Rescue Plan Act in 2021. The remaining 50% will be received in 2022. These federal funds are in a separate fund to be used for eligible uses through 2024 and consistent with the interim final rule by the



Department of Treasury.

The development of this budget was a challenging task that involved the evaluation of many competing priorities among our various departments and within the limitations of our available revenue. On balance, I believe that this proposed budget is a responsible fiscal plan that will keep Monroe moving progressively forward.

While some costs have increased, most of the budget is comprised of relatively fixed costs; those being personnel, utility purchases, and debt. There are no major changes for FY2022 regarding scope of services. This budget will only continue to enhance the City's services based on Council's priorities and vision.

I wish to thank and acknowledge the many hours of work, advice and knowledge provided by the dedicated department directors and staff of the City of Monroe that have helped myself and the city council to produce this annual financial plan in order to serve the residents and customers of the City of Monroe.

Sincerely,

Logan Propes
City Administrator

History of the City of Monroe



The City of Monroe, Georgia, the county seat of Walton County, was incorporated on November 30, 1821. The city is proud of our nickname, “City of Governors”, because of the seven Georgia governors the city has produced. Monroe was named after the fifth U.S. President, James Monroe.

The restored Walton County courthouse is the center of Monroe’s Historic District. Also located in this district are the Davis Edwards House and the McDaniel-Tichenor House, home to former Georgia Governor Henry D. McDaniel. Both are listed on the National Registry.

Monroe is the largest city in Walton County, with a population of 13,858 per the 2016 census. Walton County is nestled in the Alcovy River basin between the urban sprawl of Atlanta and classic Athens. Monroe offers the best of both those worlds. Our rich history draws visitors to Monroe; our small-town atmosphere, engaging cultural life, and technological capabilities entice them to stay. Monroe is typified by historic homes, a restored downtown core with one of kind experiences, and venerable government buildings. Monroe's growth projection aims to preserve its historic assets while intentionally connecting with planned residential growth and high-tech industries.

For years, many visitors have enjoyed our city as the Antiques Capital of Georgia. Our convenient location makes visiting the tree-lined streets of Downtown Monroe a great day trip or a relaxing weekend destination for shopping and dining.

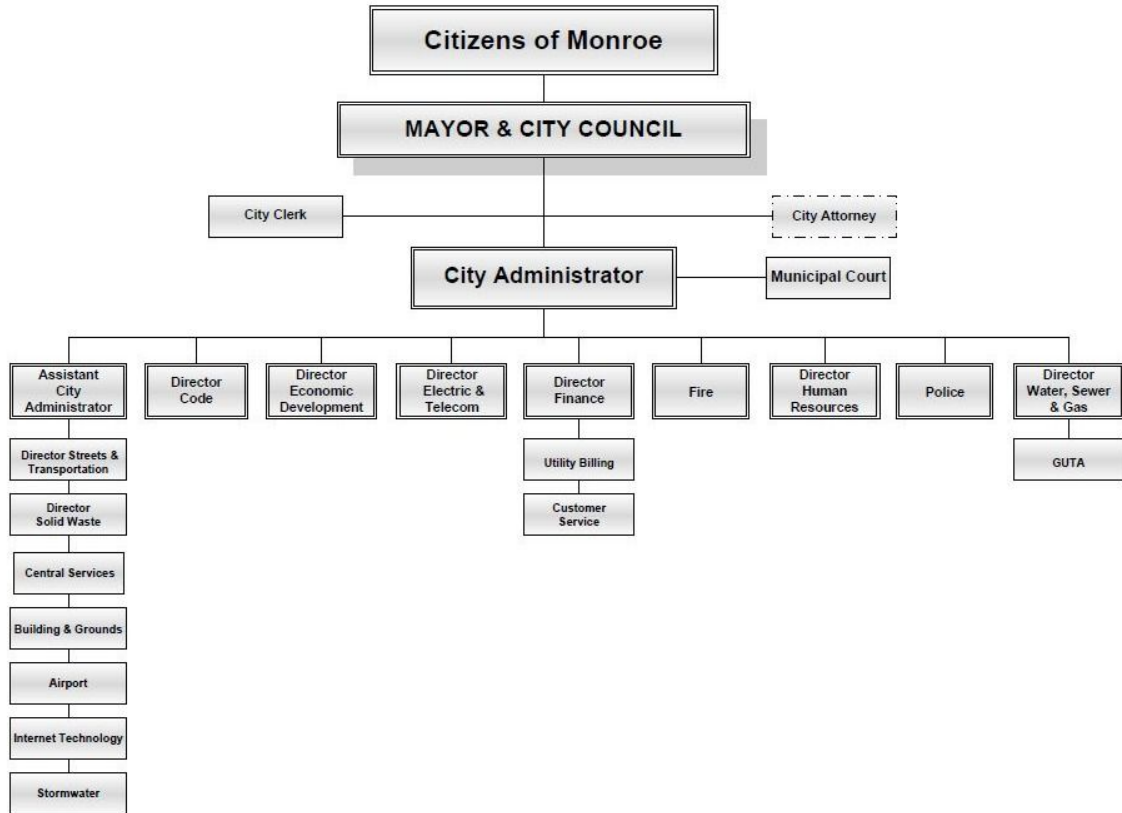
The City of Monroe offers many events and activities throughout the year, including festivals, a farmer’s market, concerts and parades. We have a widely divergent range of cultural and recreational activities. The City is home to the Monroe Walton Center for the Arts, the Monroe Museum and Visitor’s Center, and the Monroe-Walton County Library, which is a member of the Azalea Regional Library System. Monroe's Cy Nunnally Memorial Airport hosts the only sky-dive club east of Atlanta and an award winning squadron of the Civil Air Patrol. We welcome you to come see our Museum & Visitor’s Center, shop in what is known as the antique capital of Georgia or enjoy hiking trails, parks and other recreational areas around Monroe.

Also attracting both individual and corporate customers is the Utilities Department. This community-owned, full-service utility company provides Monroe and Walton County residents a wide range of services including; water, electricity, gas, sewer, cable TV, high-speed internet, and voice over internet phone service. Additionally, the Utilities Department provides a citywide broadband fiber optic service typically found only in larger metropolitan areas.

Annual Events

Car Show	March
Food Truck Fridays	April, July & October
Farmers Market	May-October
Movies at the Mill	July
Independence Day Celebration	July
First Friday Concerts	May, June, August & September
Fall Festival	October
Farm to Table Dinner	November
Light up the Night	November
Candlelight Shopping	November & December
Christmas Parade	December

Organizational Chart



Elected Officials and Department Directors

Elected Officials

John Howard, Mayor

Lee P. Malcom, District 1 Councilmember
Myoshia Crawford, District 2 Councilmember
Charles Boyce, IV, District 3 Councilmember
Larry A. Bradley, Vice Mayor & District 4 Councilmember
Norman Garrett, District 5 Councilmember
Tyler Gregory, District 6 Councilmember
C. Nathan Little, District 7 Councilmember
David Dickinson, District 8 Councilmember

Logan Propes, City Administrator

Department Directors

Andrew Dykes, Fire Chief
Beth Thompson, Finance Director
Brian Thompson, Electric & Telecommunications Director
Chris Bailey, Assistant City Administrator
Danny Smith, Solid Waste Director
Jeremiah Still, Streets and Transportation Director
Les Russell, Human Resources Director
Pat Kelley, Code & Development Director
Rodney Middlebrooks, Water, Sewer & Gas Director
R.V. Watts, Police Chief
Sadie Krawczyk, Economic Development Director

GFOA Budget Award



GOVERNMENT FINANCE OFFICERS ASSOCIATION

Distinguished Budget Presentation Award

PRESENTED TO

**City of Monroe
Georgia**

For the Fiscal Year Beginning

January 01, 2021

Christopher P. Morill

Executive Director

Strategic Plan

A Strategic Planning meeting is held each year with Council members, the Mayor, the City Administrator, the Assistant City Administrator and the Finance Director. Current and future projects are discussed and prioritized based on city-wide goals. In order to accomplish the goals set forth, the city includes them during the budget process for the upcoming fiscal year and in the five-year Capital Improvement Plan. Regular updates are provided by Department Directors to the Mayor and Council throughout the year.

The following are some of the major goals and priorities for the City of Monroe:

- Continue rehabilitation of water & drainage throughout the City with the recently awarded Community Development Block Grant (CDBG) from the Department of Community Affairs (DCA) within the City of Monroe.
- Continue rehabilitation plan on the wastewater treatment plant in lieu of a total plant redesign. This will save the city millions and help the plant last another 10+ years. This will then set the plant up for additional capacity upgrades, once completed.
- Begin implementation of several utility capital projects funded through the Series 2020 Revenue Bonds. Many of these projects are shovel ready while others will be designed, engineered, and put out for bid over the next three years.
- Complete construction of the sewer expansion project along the Hwy 138 corridor and Alcovy River to create new opportunities for commercial and residential growth. This is the last planned large-scale sewer main expansion in the city.
- Renovation and revitalization of the 1.7 acres in downtown for use as the new Town Green to hold city events.
- Continue with the master plan in place for revitalization of all city parks.
- Continue street light conversion project to LED for substantial cost savings and citizen safety.
- Continuing replacement of old switches and conductors along with other improvements throughout the city's electric infrastructure. Additionally, we have begun deployment of smart meter technology as a pilot program. These projects will reduce line loss and outages and help with system reliability.
- Continue the partnership with Georgia Department of Transportation (GDOT) and Walton County on a much-needed and long-awaited downtown connector project for a commercial truck route around the historic downtown area connecting Hwy 83 and Hwy 11 South. Engineering is completed by GDOT, and right-of way acquisition is in progress, while a construction let date has been assigned by GDOT for late FY2022. Such plans will include a new roundabout for improved traffic flow. This project will eliminate 2,000+ commercial trucks per day from traversing Downtown Monroe.
- Continue work on other short and long-term traffic alleviation projects such as the Eastbound and Westbound on-ramps to US Hwy 78 from West Spring St. and Charlotte Rowell Blvd respectively. Additional longer term traffic projects in concept phases include various connector roads to increase connectivity in the city and reduce main thoroughfare traffic.
- The award-winning volunteer Monroe Downtown Development Authority (DDA) and Main Street committees continue their efforts to promote the downtown district and attract tourism to the City. The Main Street Program sponsors multiple programs and successful events throughout the year. The City will continue to support the downtown through financial contributions and a revised alcohol ordinance allowing for new restaurants and businesses such as brewpubs and wine tasting rooms and will allow for a more robust event calendar. In FY 2021, the DDA and City will continue to be extremely supportive of its businesses coming out of the COVID-19 pandemic, the results of which have already been proven through a Stabilization Program and continued 100% Downtown occupancy of businesses.
- Continue to enhance the appearance of the main city corridors with grounds keeping along with our city parks and cemeteries.
- The City will closely monitor growth areas for economic development activity and create the appropriate utility infrastructure plans to position the City for maximum commercial and retail development. Additional resources will be used to help recruit retailers to come to the City of Monroe and also mitigate slum and blight through code enforcement, which has an economic development impact.
- Renovation of the old Walton Plaza shopping center (now called Blaine Station) anchored by the new Police Department and Municipal Court. This will be a major initiative that will help change the face of the East Spring Street Corridor. Further master planning of the site will help to spur future, quality development in an area that has otherwise been left behind. Additionally, the sale of the current police department by the DDA will allow for a higher and better use of limited downtown retail space and will free up significant amounts of downtown parking in the Wayne Street lot.

- Continued focus on many Airport capital improvement projects, such as terminal facilities and other joint GDOT and City project initiatives to make the Airport an economic engine for Monroe and Walton County.
- Installation of Broadband fiber-optic networks throughout the city and expansion of customer base outside the city. The project will also convert traditional coaxial cable internet customers to high-speed fiber-optic lines and offer the service to everyone in the city.
- Update the City's Comprehensive plan to a level of detail not done before. This strategic planning will be performed by staff with assistance from a consultant and will cover short and long-range planning for the city concerning services and work programs but also land use.
- Update the City's Stormwater Master Plan to provide the City with a reliable and ratable stormwater program.

Personnel

In the FY2022 budget, we have added nine additional positions city-wide. Five and a half positions added within the Utility fund in Electric, Water Treatment, Stormwater and Central Services. Three and a half positions added within the General fund, in Code & Development, Public Works and General Government Executive. The half positions are due to split funding between the Utility and General funds. We conservatively unfunded four positions city-wide in the 2021 budget due to COVID.

	2020 FTEs	2021 FTEs	2022 FTEs
General Fund	118	120.5	124
Building & Grounds	6	5	5
Finance Financial Administration	3	2	2
Finance General Administration	1.5	1.5	1.5
Fire Operations	29	29	29
Fire Prevention / CRR	1	1	1
General Government Executive	0.5	1	1.5
Highways & Streets	15	15	17
Municipal Court	1	2	2
Police	52	55	55
Planning & Development	2		
Downtown/Economic Dev & Planning	1	3	3
Code & Development	6	6	7
Solid Waste Fund	23	23	23
Administration	3	3	3
Solid Waste Collection	13	13	13
Solid Waste Disposal	2	2	2
Yard Trimmings	4	4	4
Recyclables Collection	1	1	1
Utility Fund	117	110.5	116
GUTA	2	2	2
Utility-Admin ETC	2	2	2
Utility-Admin WSG	2	2	2
Utility-CATV	6	6	6
Utility-Customer Service	20	16	16
Utility-Electric	14	13	15
Utility-Finance	7	8	8
Utility-Natural Gas	10	10	10
Utility-Sewage Collection	8	7	7
Utility-Sewage Treatment Plant	6	6	6
Utility-Stormwater	6	3	4
Utility-Telecom & Internet	4	4	4
Utility-Utility Billing	4	4	4
Utility-Water Distribution System	9	11	11
Utility-Water Treatment Plant	9	9	10
Utility-Central Services	8	7.5	9
Grand Total	258	254	263

Budget Timeline

The annual budget is the financial platform for both current and future organizational goals of the city. The primary purpose of the annual budget is to balance revenues to expenditures, while using public funds in the most efficient manner to the city and citizens. The City of Monroe’s budget process complies with state law and local ordinance. The budget is adopted by resolution after a public hearing is advertised and held, the final budget is also advertised. The budget development is led by the City Administrator who according to local ordinance shall prepare and submit the annual operating and capital budget to the Mayor and Council. The following process represents many months and hours of work involving a wide range of individuals in order to complete the final budget document:

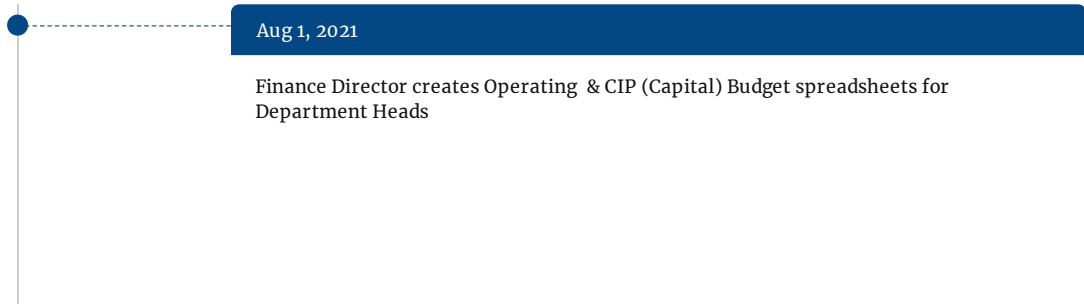
- The Finance Department distributes budget to actual figures to all departments of the City. Staff begins the budget process by reviewing the current year and preparing a preliminary department budget using budget constraints put forth by the administration.
- The Finance Director along with the City Administrator prepares revenue budget estimates. In addition to preparing the revenue budget, customer fees are also analyzed.
- The City Administrator reviews each department’s proposed budget, making any needed adjustments.
- Prior to January 1, the City Administrator submits to the Mayor and City Council a proposed operating budget for the fiscal year commencing on January 1. The operating budget includes proposed expenditures and the means for financing them. The City Council meets to discuss the proposed budget and make adjustments as needed.
- The City Council holds a public hearing on the budget, giving notice thereof at least ten days in advance by publication in the local newspaper.
- The budget shall be revised and adopted or amended by the City Council at a subsequent regular meeting in the year to which it applies and within forty-five days following January 1. (Meaning a budget must be adopted within 45 days after the new year begins)
- The adopted budget may be revised during the year only by formal action of the City Council in a regular meeting and no increase shall be made without provision also being made for financing same, for anything above the legal level of budgetary control, which is the department level. However, transfers within a department may be made within any fund.

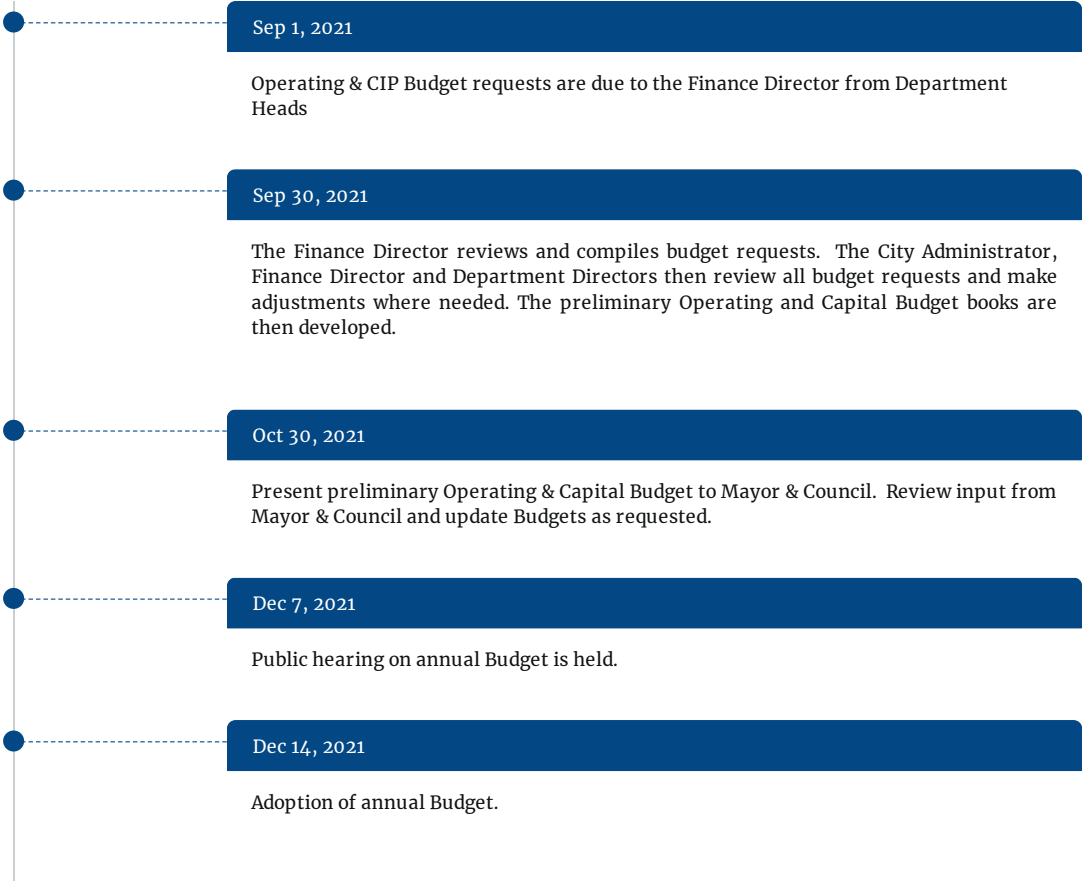
Budget Amendments

The City of Monroe’s budget is a dynamic rather than a static plan, which requires adjustments and formal budget amendments as circumstances change. Georgia law regulates how a budget may be amended. There are two types of amendments: budget transfers and appropriation changes.

The Finance Director and City Administrator are permitted to transfer appropriations within a department upon the request of a Department Head. These transfers do not change the total for a department. Transfers between departments and budget amendments require approval of the Mayor and City Council.

The appropriation resolution includes all the City's General Fund and Enterprise funds and the other Governmental funds listed in the table of contents. The City's fiscal year begins on January 1 and ends on December 31.





FUND SUMMARIES



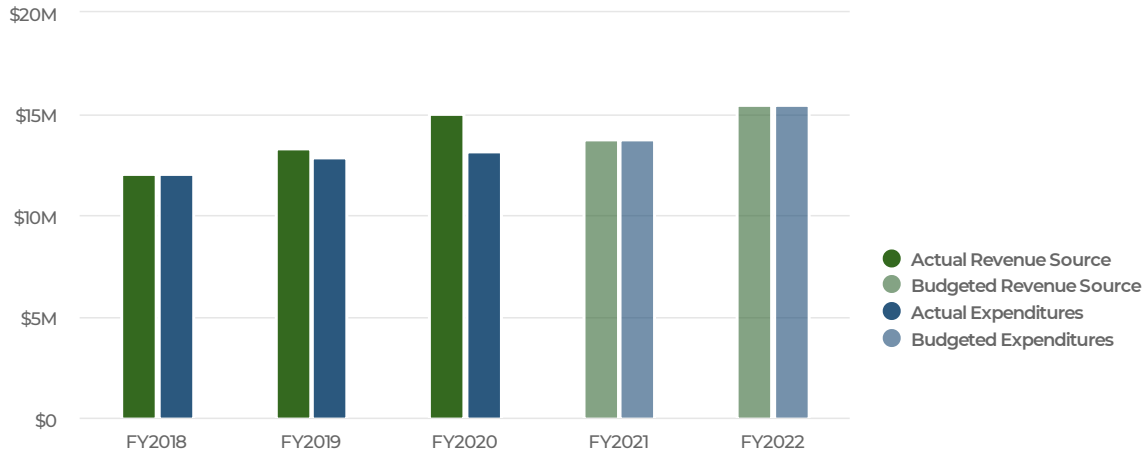


General Fund

The General Fund is the major, principal fund of the City. It supports services associated with the majority of basic governmental activities. The General Fund is used to account for all financial resources, unless they are required to be accounted for within another fund. Revenues in this fund are from taxes, licenses, permits, charges for services, intergovernmental, fines and transfers in from the Utility and Solid Waste funds.

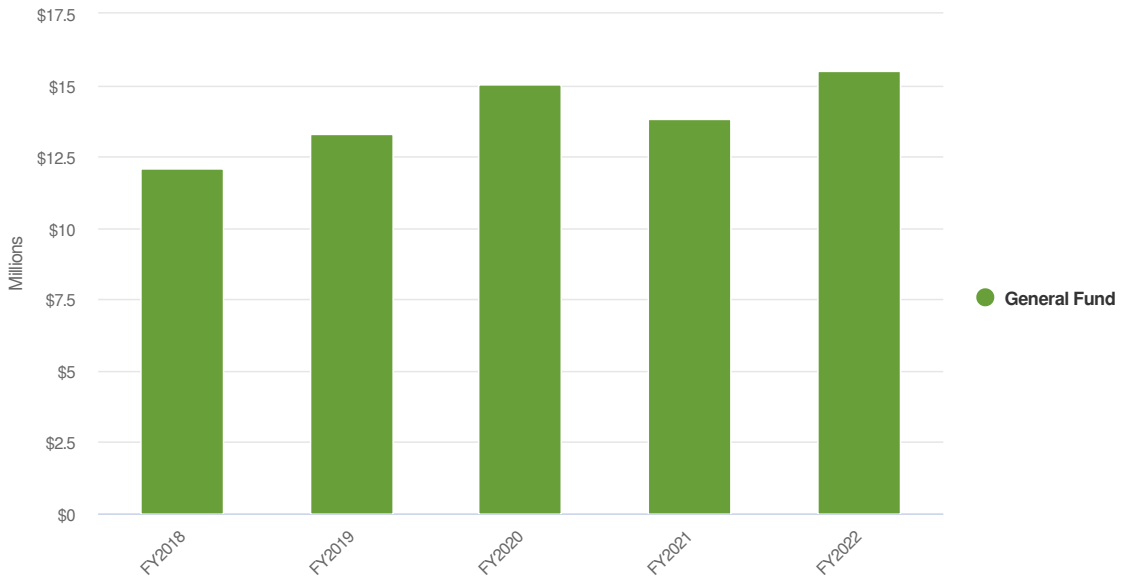
Summary

The City of Monroe is projecting \$15,487,244 of General Fund revenue & expenditures in FY2022, which represents a 12.3% increase over the prior year.



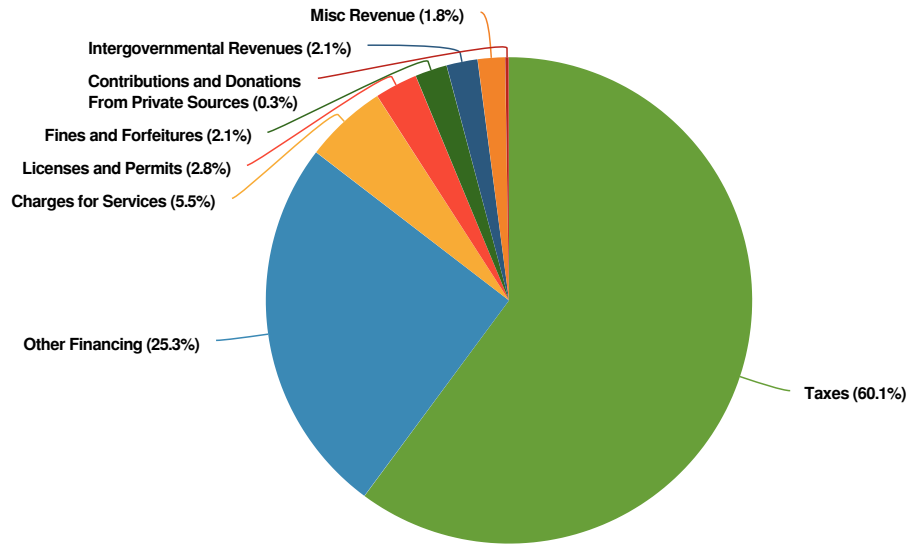
General Fund Revenues

Budgeted and Historical 2022 Revenue by Fund

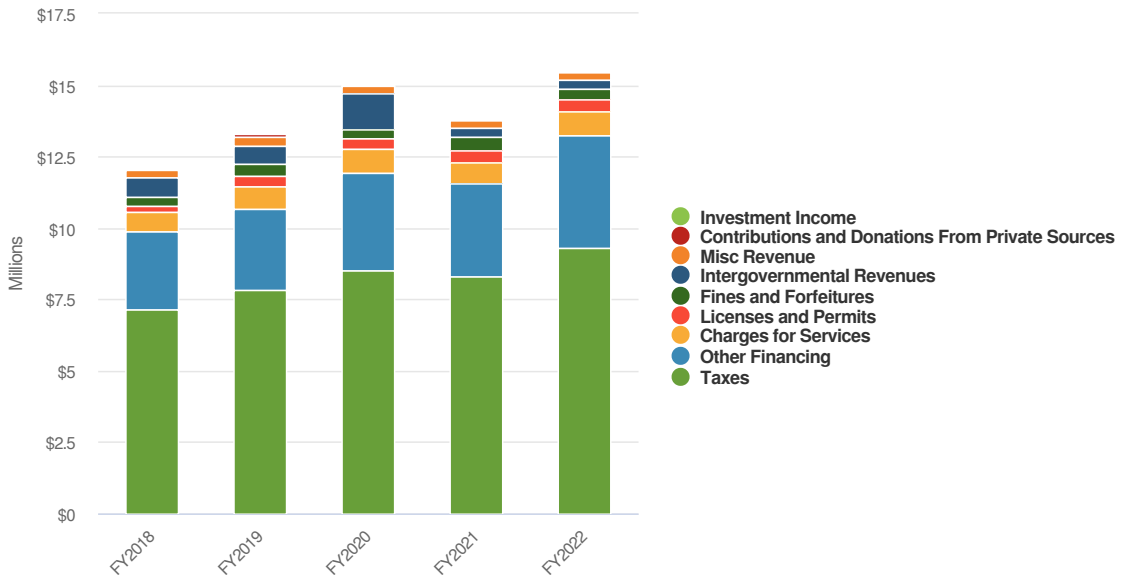


Revenues by Source

Projected 2022 Revenues by Source



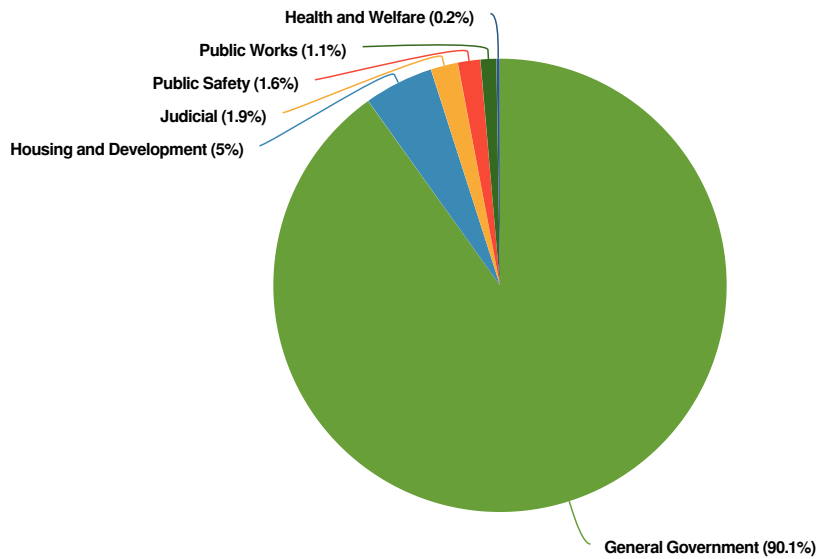
Budgeted and Historical 2022 Revenues by Source



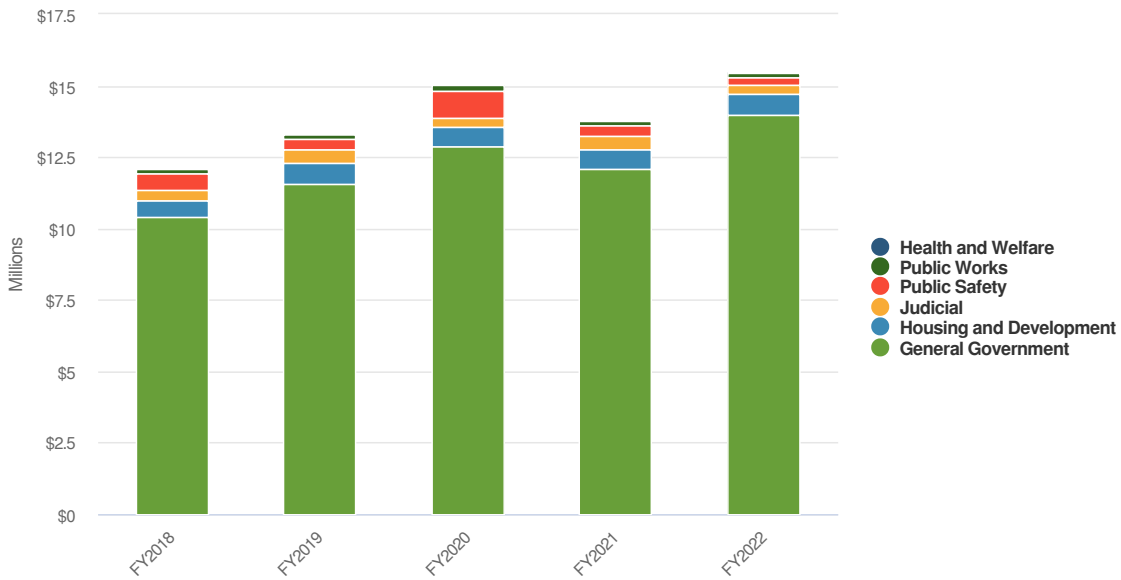
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Revenue Source			
Taxes	\$8,325,740	\$9,314,399	\$988,658
Licenses and Permits	\$423,200	\$440,700	\$17,500
Intergovernmental Revenues	\$287,699	\$320,074	\$32,375
Charges for Services	\$755,600	\$846,100	\$90,500
Fines and Forfeitures	\$475,000	\$330,000	-\$145,000
Contributions and Donations From Private Sources	\$39,000	\$39,000	\$0
Misc Revenue	\$267,558	\$280,891	\$13,333
Other Financing	\$3,221,280	\$3,916,080	\$694,800
Total Revenue Source:	\$13,795,077	\$15,487,244	\$1,692,167

Revenue by Department

Projected 2022 Revenue by Department



Budgeted and Historical 2022 Revenue by Department

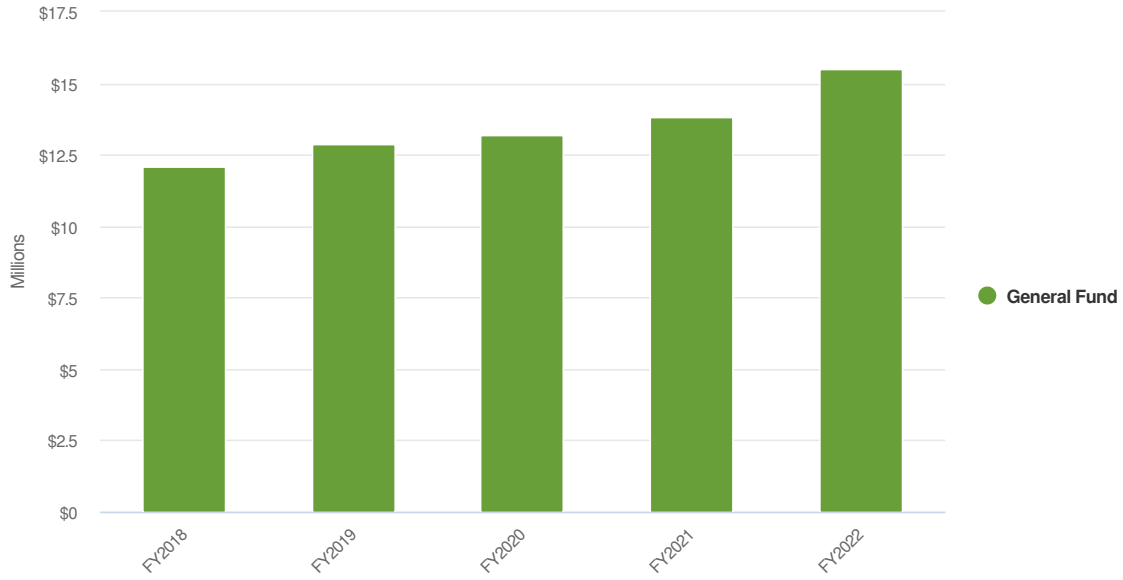


Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Revenue			
General Government	\$12,094,429	\$13,957,836	15.4%
Judicial	\$475,000	\$300,000	-36.8%
Public Safety	\$360,000	\$248,551	-31%
Public Works	\$152,099	\$175,474	15.4%

Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Health and Welfare	\$25,000	\$38,333	53.3%
Housing and Development	\$688,550	\$767,050	11.4%
Total Revenue:	\$13,795,077	\$15,487,244	12.3%

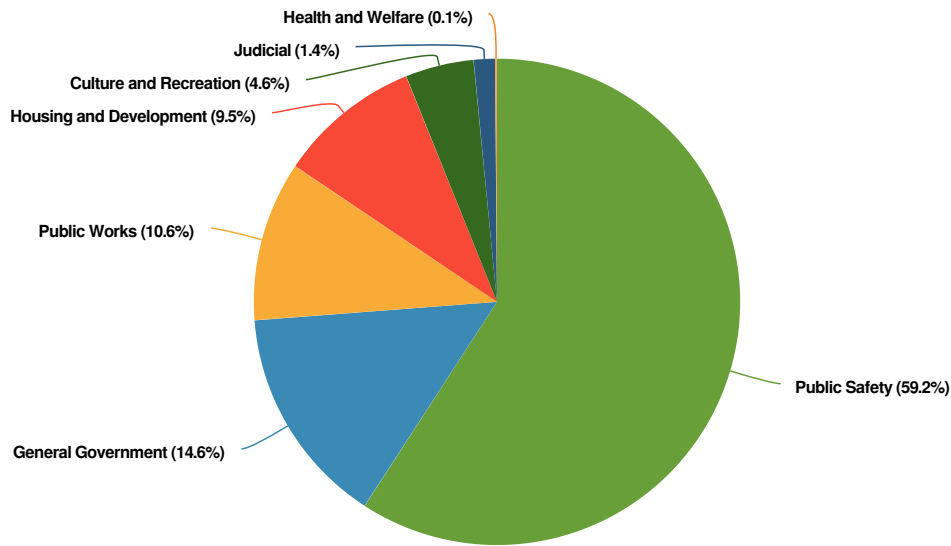
General Fund Expenditures

Budgeted and Historical 2022 Expenditures by Fund

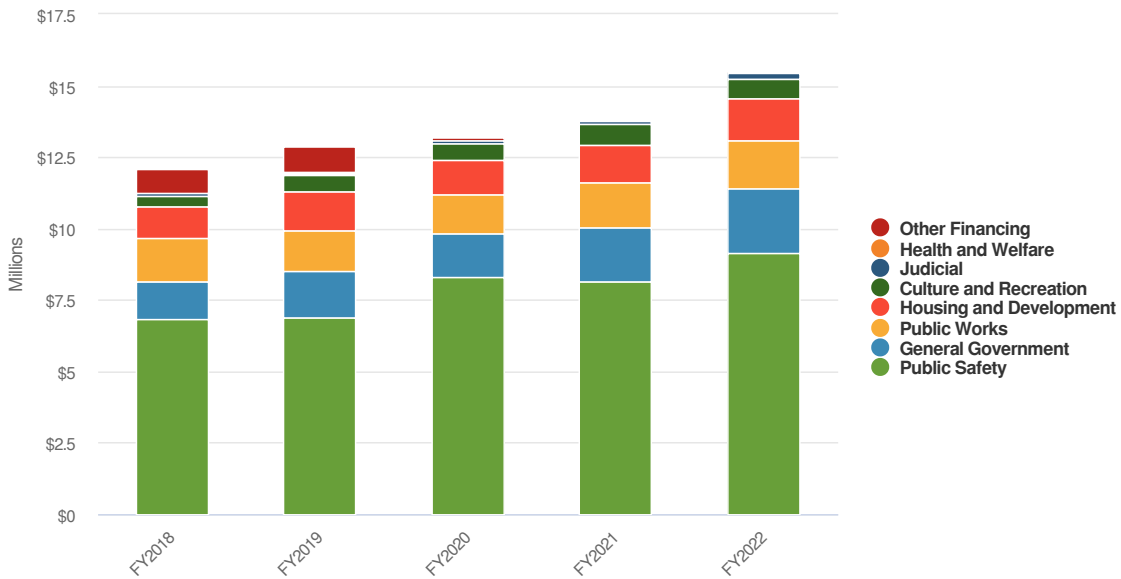


Expenditures by Function

Budgeted Expenditures by Function



Budgeted and Historical Expenditures by Function



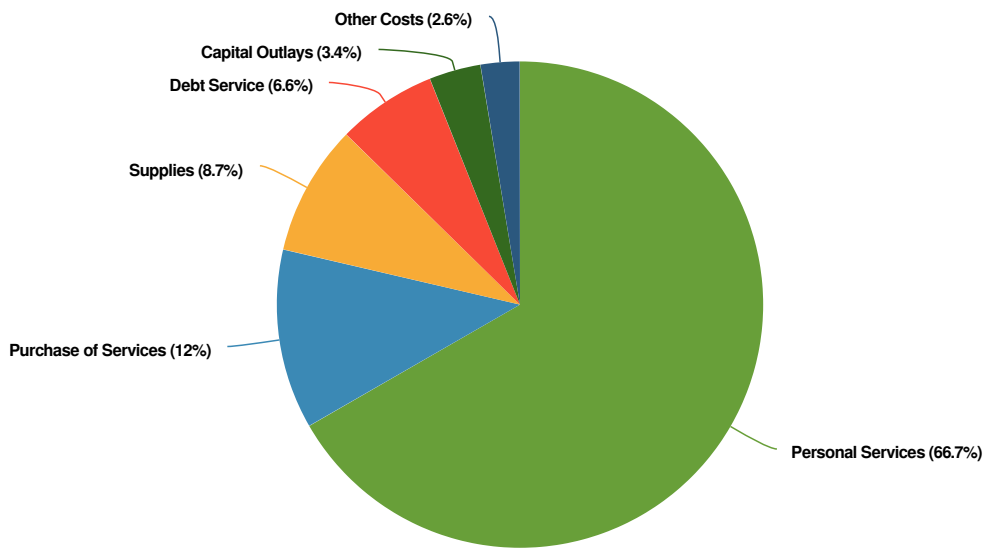
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Expenditures			
General Government	\$1,912,180	\$2,265,910	18.5%
Judicial	\$105,625	\$217,973	106.4%



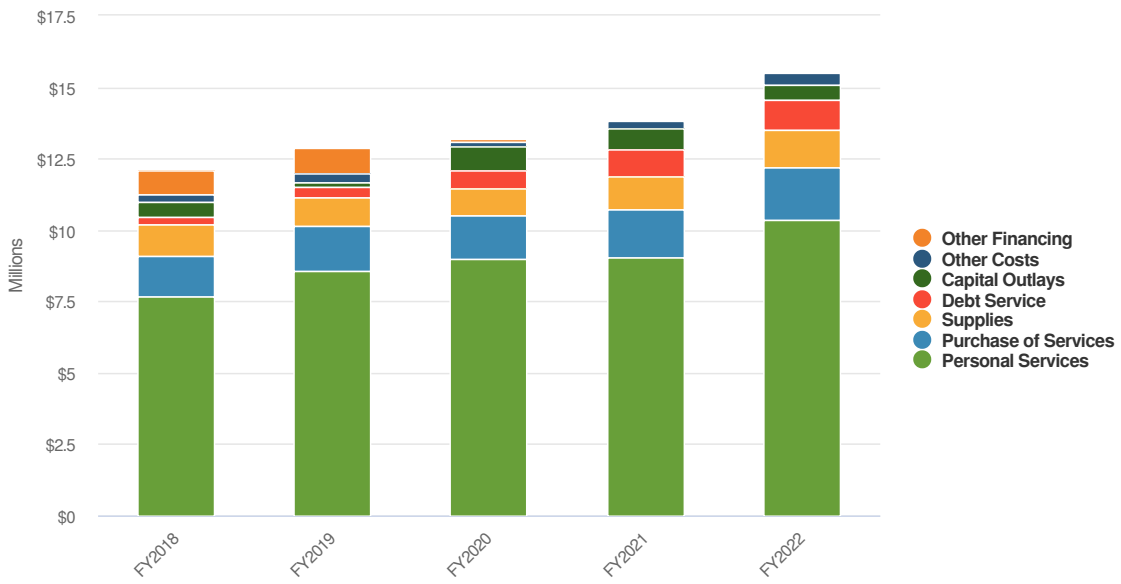
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Public Safety	\$8,137,209	\$9,163,232	12.6%
Public Works	\$1,548,926	\$1,646,471	6.3%
Health and Welfare	\$17,600	\$18,932	7.6%
Culture and Recreation	\$731,210	\$706,202	-3.4%
Housing and Development	\$1,342,328	\$1,468,524	9.4%
Total Expenditures:	\$13,795,077	\$15,487,244	12.3%

Expenditures by Expense Type

Budgeted Expenditures by Expense Type



Budgeted and Historical Expenditures by Expense Type



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Expense Objects			
Personal Services	\$9,019,342	\$10,330,466	\$1,311,124
Purchase of Services	\$1,679,950	\$1,850,776	\$170,826
Supplies	\$1,198,246	\$1,345,600	\$147,354
Capital Outlays	\$737,520	\$531,123	-\$206,397
Other Costs	\$255,454	\$403,023	\$147,569
Debt Service	\$904,565	\$1,026,256	\$121,691
Total Expense Objects:	\$13,795,077	\$15,487,244	\$1,692,167

General Fund Full Time Budgeted Positions

FY2022 we have budgeted an increase in 3,5 positions in the General Fund. One additional City Marshal position in Code & Development, two operator positions in the Streets & Transportation department and an added position of Administrative Assistant to the Administration department, whereas, half of the salary will be budgeted in the General Fund and the other half within the Utility Fund.

	2020 FTEs	2021 FTEs	2022 FTEs
Building & Grounds	6	5	5
EQUIPMENT OPERATOR I BLDG MAINT	1	1	1
GENERAL LABORER	3	2	2
GROUND & FACILITIES TECH	1	1	1
GROUND CREW LEADER	1	1	1
Finance Financial Administration	3	2	2
ACCOUNTANT	1		
PAYROLL SPECIALIST	1	1	1
ACCOUNTING TECH/AP CLERK	1	1	1
Finance General Administration	1.5	1.5	1.5
CITY HALL RECORDS CLERK	1	1	1
FINANCE DIRECTOR 50%	0.5	0.5	0.5
Fire Operations	29	29	29
FIRE CHIEF	1	1	1
FIRE LIEUTENANT	3	3	3
FIREFIGHTER	18	18	18
BATTALION CHIEF	3	3	3
FIRE ADMIN ASST	1	1	1
FIRE CAPTAIN	3	3	3
Fire Prevention / CRR	1	1	1
FIRE MARSHAL	1	1	1
General Government Executive	0.5	1	1.5
CITY ADMINISTRATOR 50%	0.5	0.5	0.5
ASST CITY ADMINISTRATOR		0.5	0.5
ADMINISTRATIVE ASSISTANT			0.5
Highways & Streets	15	15	17
ADMIN ASST PUBLIC WORKS	1	1	1
DIRECTOR OF STREETS & TRANSPORTATION	1	1	1
EQUIPMENT OPERATOR I STREET	5	5	6
EQUIPMENT OPERATOR II STREET	1	1	2
EQUIPMENT OPERATOR III STREET	4	4	4
SHOP FOREMAN	1	1	1
SIGN TECH/BLDG & GRNDS SUPERVISOR	1	1	1
ASST DIRECTOR STREETS & TRANSPORTATION	1	1	1
Municipal Court	1	2	2
MUNICIPAL COURT CLERK	1	1	1
COURT ADMINISTRATOR		1	1

	2020 FTEs	2021 FTEs	2022 FTEs
Police	52	55	55
POLICE ADMIN ASST	1	1	1
POLICE CHIEF	1	1	1
POLICE CLERK	1	1	1
POLICE TAC CLERK	1	1	1
CAPTAIN	3	3	3
LIEUTENANT	4	4	4
OFFICER-FIELD TRAINING OFFICER	3	3	3
DETECTIVE	3	3	3
SERGEANT	6	6	6
OFFICER/K9	2	2	2
LIEUTENANT-TASK FORCE OFFICER	1	1	1
LIEUTENANT/ADMIN SUPV	1	1	1
CADET	4	4	4
UNIFORM PATROL	20	23	23
POLICE EVIDENCE	1	1	1
Planning & Development	2		
DIRECTOR OF ECONOMIC DEVELOPMENT	1		
CITY PLANNER	1		
Downtown/Economic Dev & Planning	1	3	3
DIRECTOR OF ECONOMIC DEVELOPMENT		1	1
MAIN STREET DIRECTOR	1	1	1
PART TIME VISITOR CENTER RECEPTIONIST			
CITY PLANNER		1	1
Code & Development	6	6	7
ADMIN ASST CODE	1	1	1
CITY MARSHAL	2	2	3
CODE CLERK	1	1	1
DIRECTOR OF CODE	1	1	1
PROPERTY MAINTENANCE INSPECTOR	1	1	1
Grand Total	118	120.5	124

Enterprise Funds are used to account for operations that are financed and operated in a manner similar to private businesses. The Combined Utility Fund is the largest major, proprietary fund accounting for the operations of the Electric, Telecommunications, Water, Sewer and Gas systems of the City as well as GUTA which provides training for city employees as well as other outside organizations.

Funding for the Combined Utilities Fund is provided primarily by user fees. The operating revenues provide funding for the operating and maintenance expenses of the utility, routine repairs and maintenance and debt service on all existing debt connected to utilities. Utility revenue is partially influenced by fluctuations in weather conditions. When we experience mild or severe seasons, rainy or drought conditions, Monroe's largest enterprise fund revenues will increase or decrease accordingly. As the city pays more for the cost of electricity and natural gas, the cost to our customers is also increased. This will also account for fluctuations in revenues. There aren't any utility rate increases budgeted for FY2022.

Ten percent (10%) of the gross revenue received per month from the operation of the system is placed in a reserve fund that is kept separate from other funds. The money in this fund is used for expansion or major maintenance and repair of the system. Additionally, a minimum of five percent (5%) of the gross revenue is paid to the General Fund of the City.

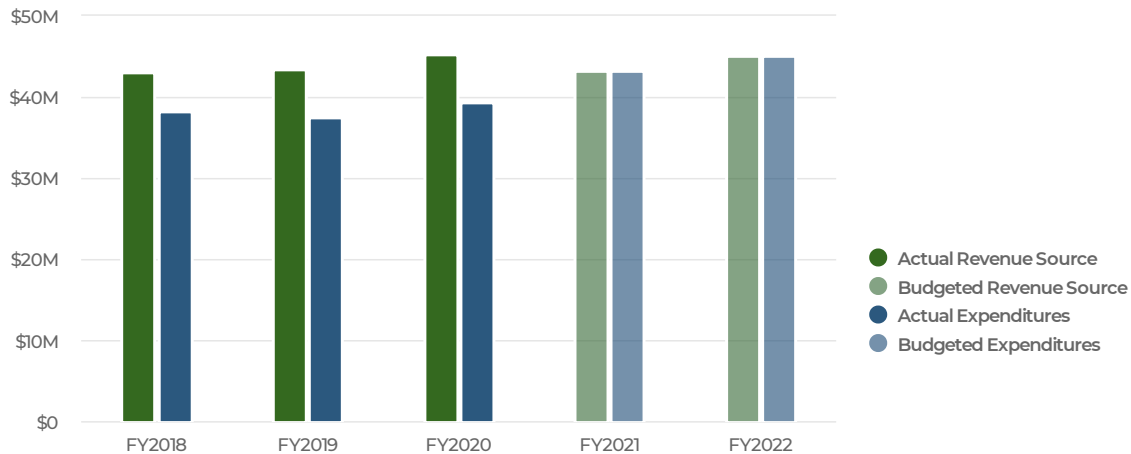
The City of Monroe Combined Utility provides electric, natural gas, sewer, cable, internet and phone services to customers primarily within the city limits. The City has an adequate supply of water, electricity and natural gas to meet the needs of Monroe's expected demand for the next 15-20 years.



Utilities Fund

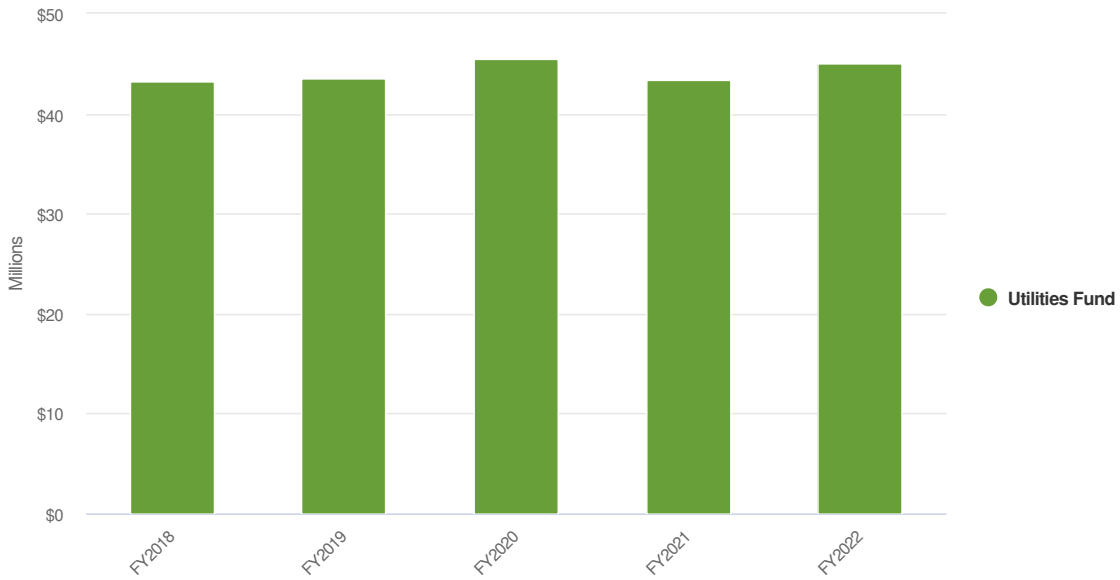
Summary

The City of Monroe is projecting \$45,105,673 of Utility Fund revenues & expenditures in FY2022, which represents an increase of 4% over the prior year.



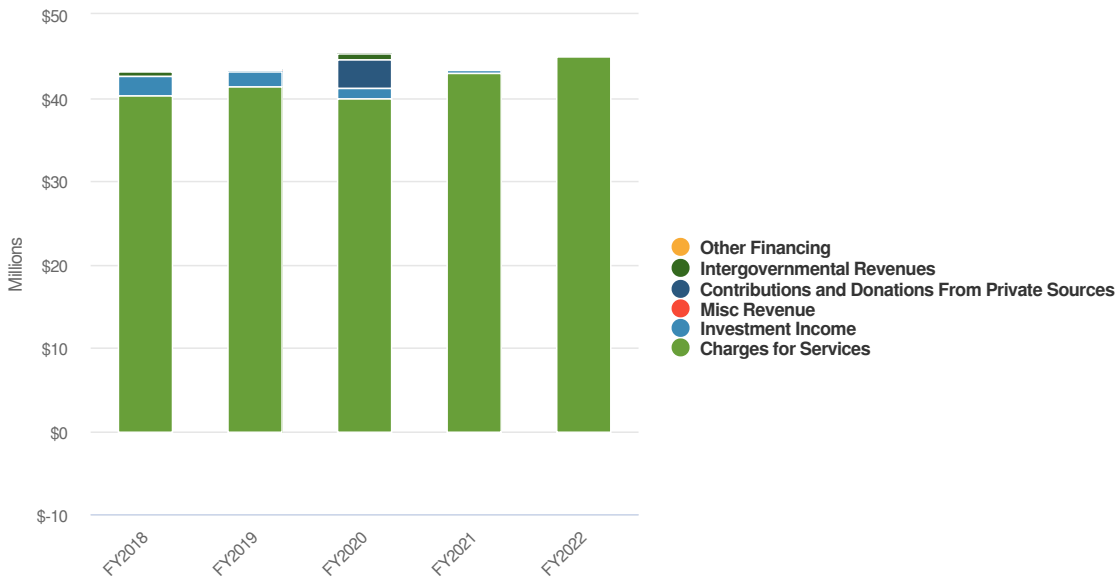
Revenue by Fund

Budgeted and Historical 2022 Revenue by Fund



Revenues by Source

Budgeted and Historical 2022 Revenues by Source

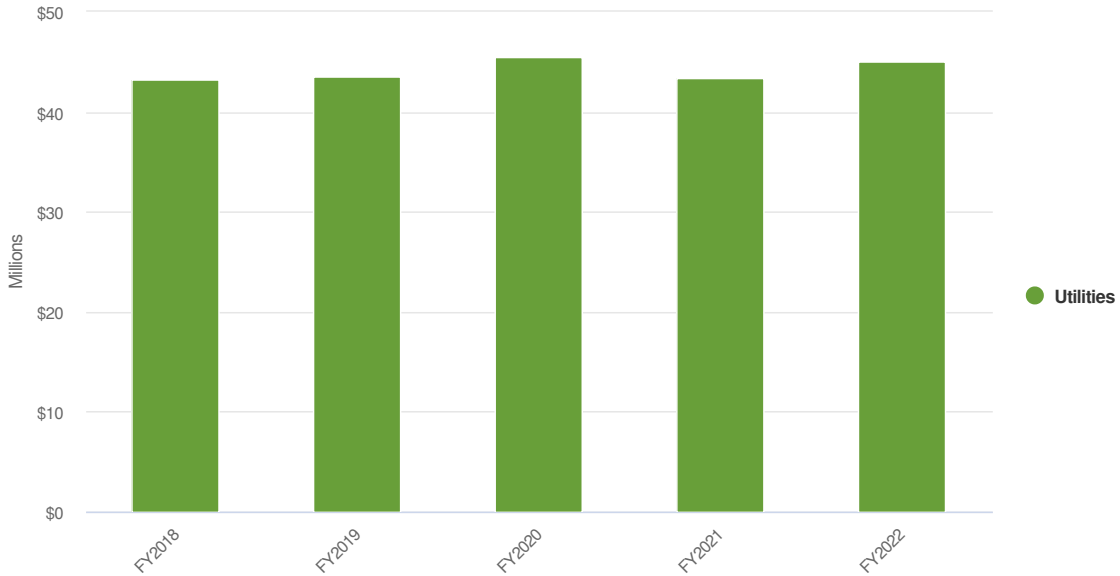


Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Revenue Source			
Charges for Services	\$42,930,851	\$44,995,673	\$2,064,822
Investment Income	\$445,000	\$110,000	-\$335,000
Other Financing	\$0	\$0	\$0

Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Total Revenue Source:	\$43,375,851	\$45,105,673	\$1,729,822

Revenue by Department

Budgeted and Historical 2022 Revenue by Department

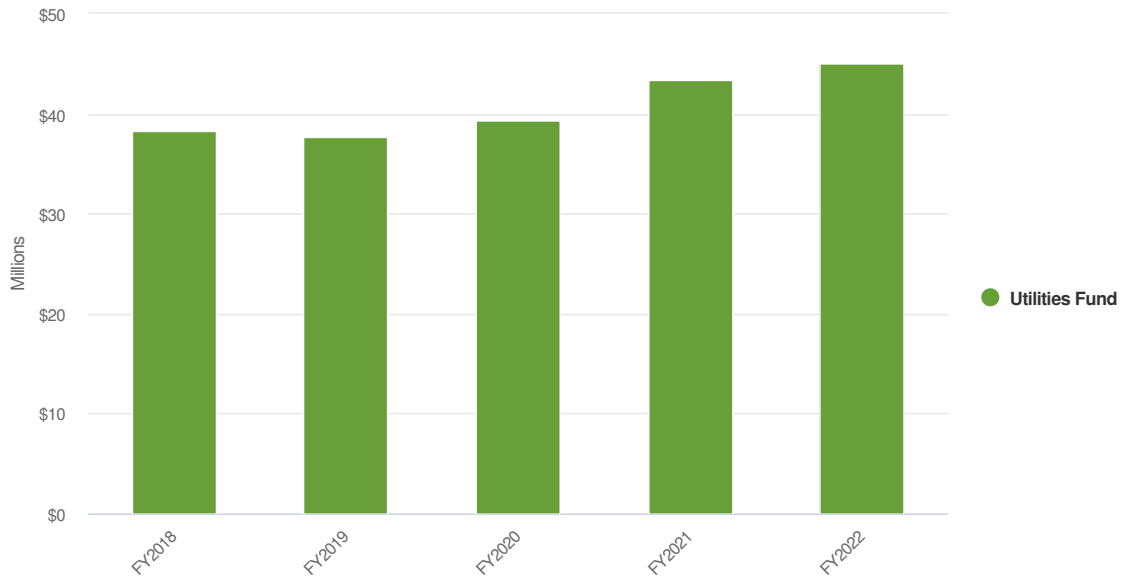


Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Revenue			
Charges for Services			
UTIL GENERAL CUST ACCOUNT FEES	\$700,000	\$700,000	\$0
SEWAGE TREATMENT REVENUES	\$4,300,000	\$4,500,000	\$200,000
SEWAGE OTHER OPER REVENUES	\$200,000	\$250,000	\$50,000
SEWERAGE TAP FEES	\$900,000	\$900,000	\$0
WATER METERED SALES	\$5,440,000	\$6,500,000	\$1,060,000
WATER OPERATING REVENUES	\$1,200	\$1,500	\$300
WATER MISC REVENUES	\$60,210	\$66,000	\$5,790
WATER TAP FEES	\$500,000	\$500,000	\$0
ELECTRIC METERED SALES	\$19,000,000	\$19,500,000	\$500,000
ELECTRIC OPERATING REVENUES	\$420,000	\$420,000	\$0
ELECTRIC MISC REVENUES	\$21,000	\$100,000	\$79,000
MEAG REBATE	\$200,000	\$350,000	\$150,000
GAS METERED SALES	\$3,783,441	\$4,012,173	\$228,732
GAS MISC REVENUES	\$1,000	\$1,000	\$0
MGAG REBATE	\$114,000	\$115,000	\$1,000
GAS TAP FEES	\$50,000	\$50,000	\$0
TELEPHONE REVENUES	\$340,000	\$250,000	-\$90,000

Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
FIBER REVENUES	\$560,000	\$600,000	\$40,000
INTERNET/DATA REVENUES	\$2,400,000	\$2,700,000	\$300,000
CATV REVENUES	\$3,700,000	\$3,300,000	-\$400,000
CATV INT MISC REVENUES	\$110,000	\$50,000	-\$60,000
GUTA REGISTRATION FEES	\$130,000	\$130,000	\$0
Total Charges for Services:	\$42,930,851	\$44,995,673	\$2,064,822
Investment Income			
INTEREST REVENUES - UTILITY	\$45,000	\$10,000	-\$35,000
INTEREST REVENUES - UTILITY	\$400,000	\$100,000	-\$300,000
Total Investment Income:	\$445,000	\$110,000	-\$335,000
Other Financing			
ADMIN ALLOC - OTHER	-\$745,000	-\$710,000	\$35,000
ADMIN ALLOC - SEWER	\$124,167	\$118,333	-\$5,833
ADMIN ALLOC - WATER	\$124,167	\$118,333	-\$5,833
ADMIN ALLOC - ELECTRIC	\$124,167	\$118,333	-\$5,833
ADMIN ALLOC - GAS	\$124,167	\$118,333	-\$5,833
ADMIN ALLOC - TELECOM	\$124,167	\$118,333	-\$5,833
ADMIN ALLOC - CATV	\$124,167	\$118,333	-\$5,833
Total Other Financing:	\$0	\$0	\$0
Total Revenue:	\$43,375,851	\$45,105,673	\$1,729,822

Expenditures by Fund

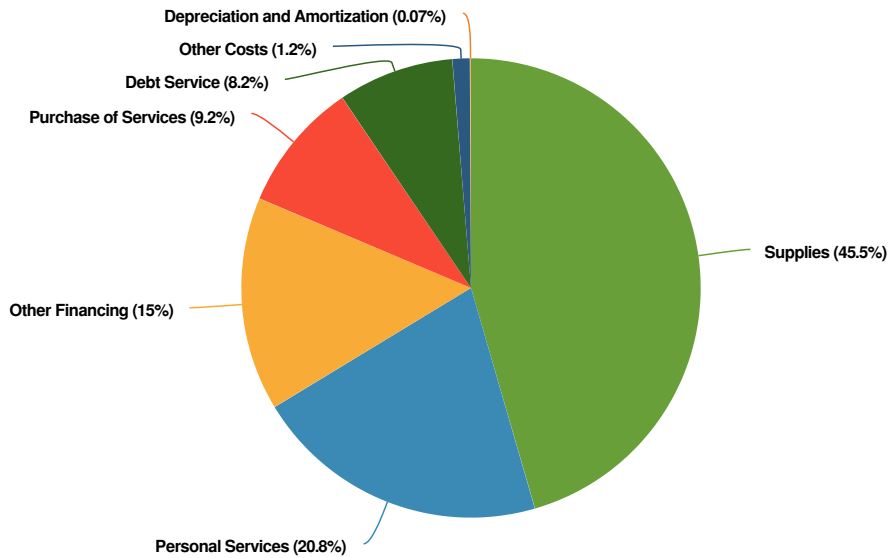
Budgeted and Historical 2022 Expenditures by Fund



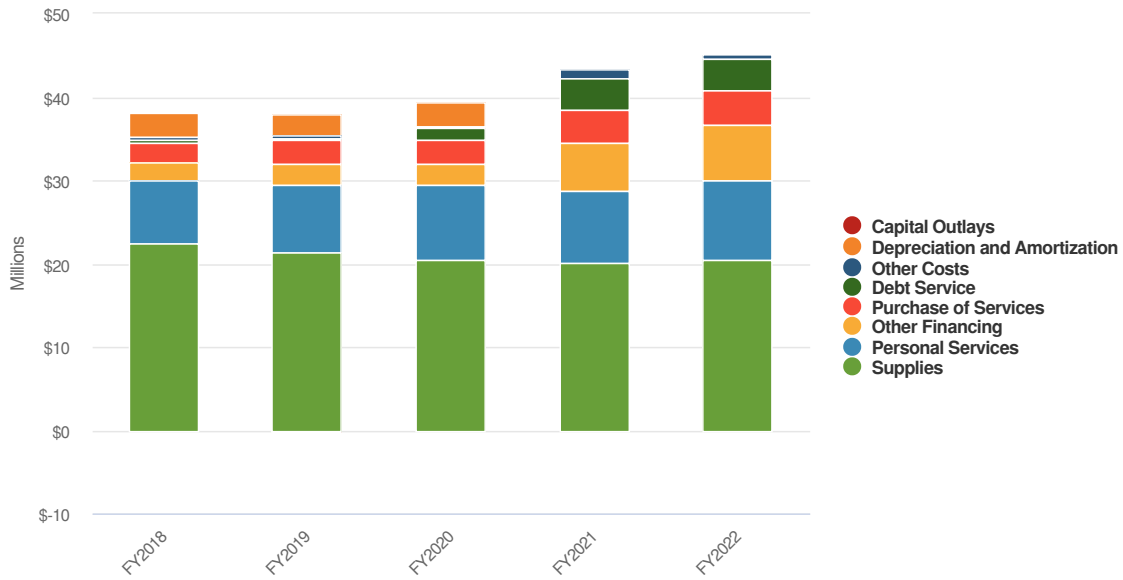
Expenditures by Function

Expenditures by Expense Type

Budgeted Expenditures by Expense Type



Budgeted and Historical Expenditures by Expense Type



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Expense Objects			
Personal Services	\$8,621,342	\$9,391,664	8.9%
Purchase of Services	\$3,968,301	\$4,140,200	4.3%
Supplies	\$20,053,507	\$20,529,276	2.4%
Depreciation and Amortization	\$31,122	\$31,122	0%
Other Costs	\$1,139,953	\$554,980	-51.3%
Debt Service	\$3,690,850	\$3,677,755	-0.4%
Other Financing	\$5,870,776	\$6,780,676	15.5%
Total Expense Objects:	\$43,375,851	\$45,105,673	4%

Utility Full Time Budgeted Positions

FY2022 there is an increase of 5.5 positions budgeted in the Utility Fund. One in the Stormwater department, a pump station mechanic at the Water Treatment Plant, a position in the Central Services department, a lead lineman & an apprentice lineman position in the Electric department and an added position of Administrative Assistant to the Administration department, whereas, half of the salary will be budgeted in the General Fund and the other half within the Utility Fund.

	2020 FTEs	2021 FTEs	2022 FTEs
GUTA	2	2	2
GUTA TRAINER	2	2	2
Utility-Admin ETC	2	2	2
DIRECTOR OF ELECTRIC & TELECOMMUNICATIONS	1	1	1
UTILITIES ADMIN ASST	1	1	1
Utility-Admin WSG	2	2	2
DIRECTOR OF WATER & GAS	1	1	1
FIELD PROJECT SUPERVISOR	1	1	1
Utility-CATV	6	6	6
CATV FOREMAN	1	1	1
CATV INSTALLER	1	1	1
CATV TECH	4	4	4
Utility-Customer Service	18	16	16
CALL CENTER TECH	4	4	4
CITY CLERK	1	1	1
CUSTOMER SERVICE MANAGER	1	1	1
FIELD SERVICE TECH	4	4	4
CASHIER	4	4	4
CUSTOMER SERVICE REP	3	2	2
ACCOUNTING TECH	1		
Utility-Electric	13	13	15
CONSTRUCTION FOREMAN	1	1	1
ELECTRIC EQUIPMENT OPERATOR	1	1	1
ELECTRIC FOREMAN	1	1	1
JOURNEY LINEMAN	2	2	2
LEAD LINEMAN	5	5	6
LINEMAN	1	1	1
UTILITIES LOCATE TECH	1	1	1
APPRENTICE LINEMAN	1	1	2
PART TIME ELECTRIC			
Utility-Finance	8	8	8
ACCOUNTANT			1
ASST FINANCE DIRECTOR	1	1	
CITY ADMINISTRATOR 50%	0.5	0.5	0.5
FINANCE DIRECTOR 50%	0.5	0.5	0.5
FINANCE STAFF ASST	2	2	2
HR DIRECTOR	1	1	1
HR SPECIALIST	1	1	1
HR/FINANCE ASST	1	1	1
KEY ACCOUNTS POSITION	1		
SR ACCOUNTANT		1	1
Utility-Natural Gas	10	10	10
NATURAL GAS FOREMAN	1	1	1
NATURAL GAS SERVICEMAN	7	7	7
UTILITIES LOCATE TECH	1	1	1
REGULATORY COMPLIANCE	1	1	1

	2020 FTEs	2021 FTEs	2022 FTEs
Utility-Sewage Collection	8	7	7
WASTEWATER FOREMAN	1	1	1
WASTEWATER SERVICEMAN	5	5	5
UTILITY INSPECTOR	1		
CCTV/I&I TECHNICIAN	1	1	1
Utility-Sewage Treatment Plant	6	6	6
WWTP APPRENTICE	1	1	1
WWTP MANAGER	1	1	1
WWTP OPERATOR II	1	1	1
WWTP OPERATOR III	1	1	1
PUMP/LIFT STATION MECHANIC	1	1	1
WWTP OPERATOR	1	1	1
Utility-Stormwater	6	3	4
STORMWATER TECH	5	2	3
FOREMAN	1	1	1
Utility-Telecom & Internet	4	4	4
COMP NETWORK/INTERNET SPEC	1	1	1
NETWORK ENGINEER	1	1	1
SR NETWORK ENGINEER	1	1	1
TELECOM OPERATIONS MANAGER	1	1	1
Utility-Utility Billing	4	4	4
UTILITY BILLING CLERK	3	3	3
UTILITY BILLING SUPERVISOR	1	1	1
Utility-Water Distribution System	9	11	11
WATER FOREMAN	1	1	1
WATER LEAK DETECTION TECH	1	1	1
WATER SERVICEMAN	7	9	9
Utility-Water Treatment Plant	9	9	10
WATER TREATMENT OPERATOR III	1	1	1
WTP APPRENTICE	2	2	2
WTP LAB ANALYST	1	1	1
WTP OPERATOR I	1	1	1
WTP OPERATOR II	1	1	1
WTP TRAINEE	1	1	1
WTP SUPERVISOR/WTP OPERATOR I	1	1	1
WATER TREATMENT OPERATOR II	1	1	1
MAINTENANCE TECH/PUMP STATIONS			1
Utility-Central Services	8	7.5	9
GENERAL LABORER	2	2	2
PARKS MANAGER	1	1	1
SYSTEM TECH/IT	1	1	1
SYSTEMS IT	1	1	1
PROJECT MANAGER	1	1	1
ASST CITY ADMINISTRATOR	1	0.5	0.5
WAREHOUSE MANAGER	1	1	1
PARKS			1
ADMINISTRATIVE ASSISTANT			0.5
Grand Total	115	110.5	116

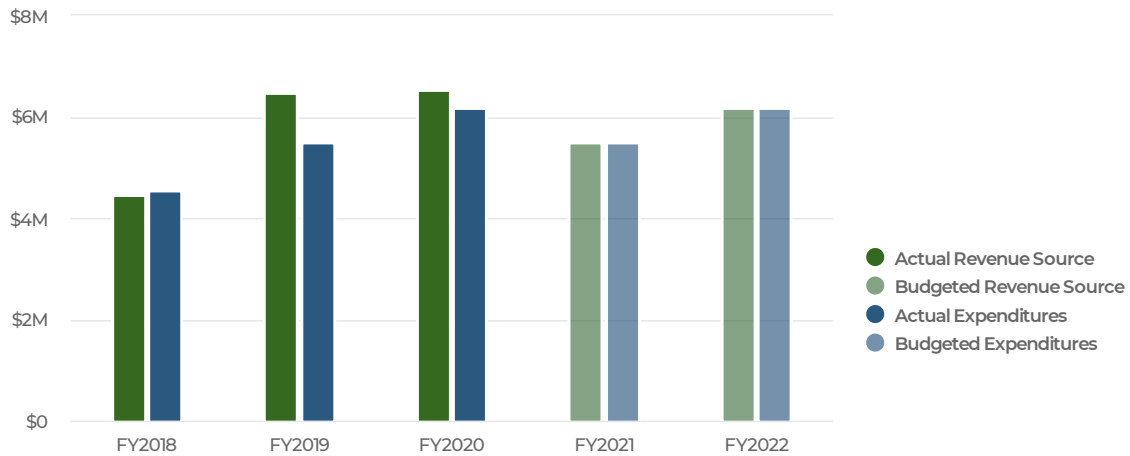


Solid Waste Fund

Enterprise Funds are used to account for operations that are financed and operated in a manner similar to private businesses. One major fund includes the Solid Waste Fund. The Solid Waste Fund accounts for all solid waste operations of the City. Solid Waste revenues are derived from charges for services for trash pickup for residential and commercial customers, transfer station revenue and recycling. Sanitation fees from trash pickup services will increase in FY2022 by 3% for commercial customers. Fees will not increase for residential customers in FY2022.

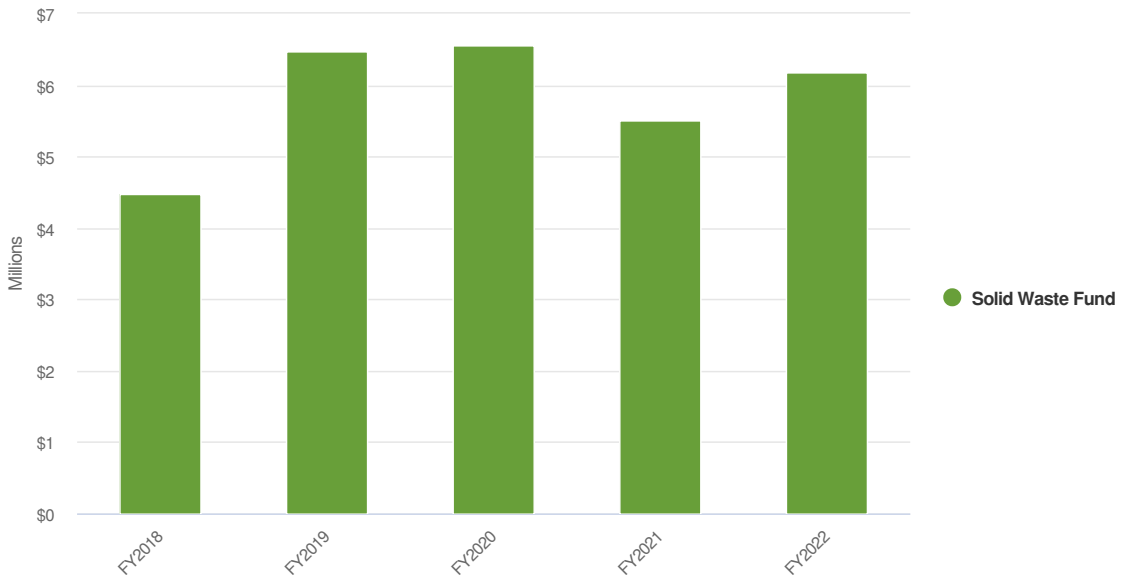
Summary

The City of Monroe is projecting \$6,177,924 of Solid Waste revenues & expenditures in FY2022, which represents a 12.1% increase over the prior year.



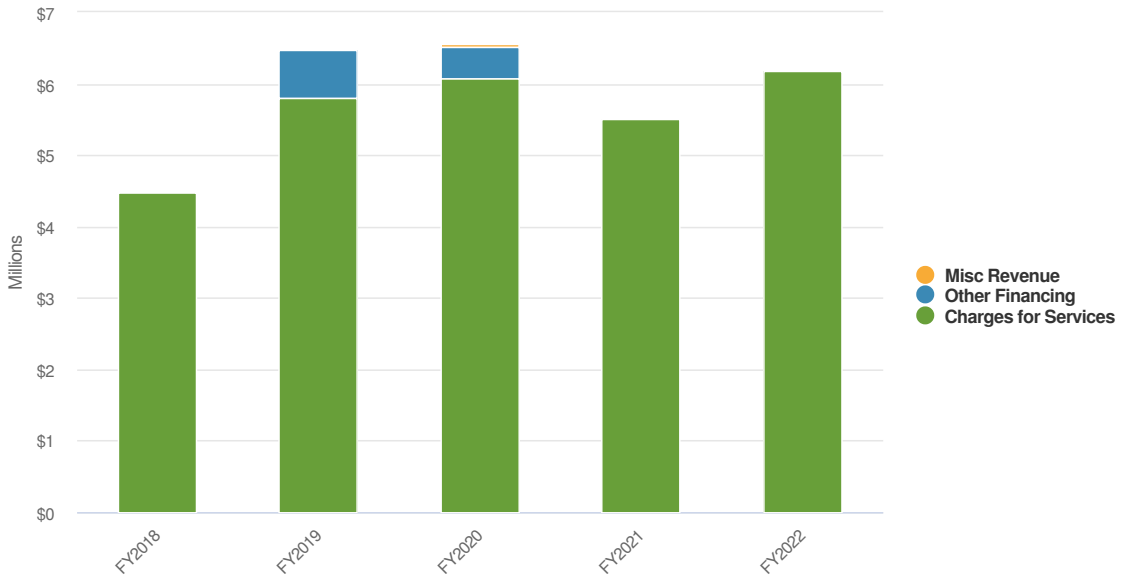
Revenue by Fund

Budgeted and Historical 2022 Revenue by Fund



Revenues by Source

Budgeted and Historical 2022 Revenues by Source



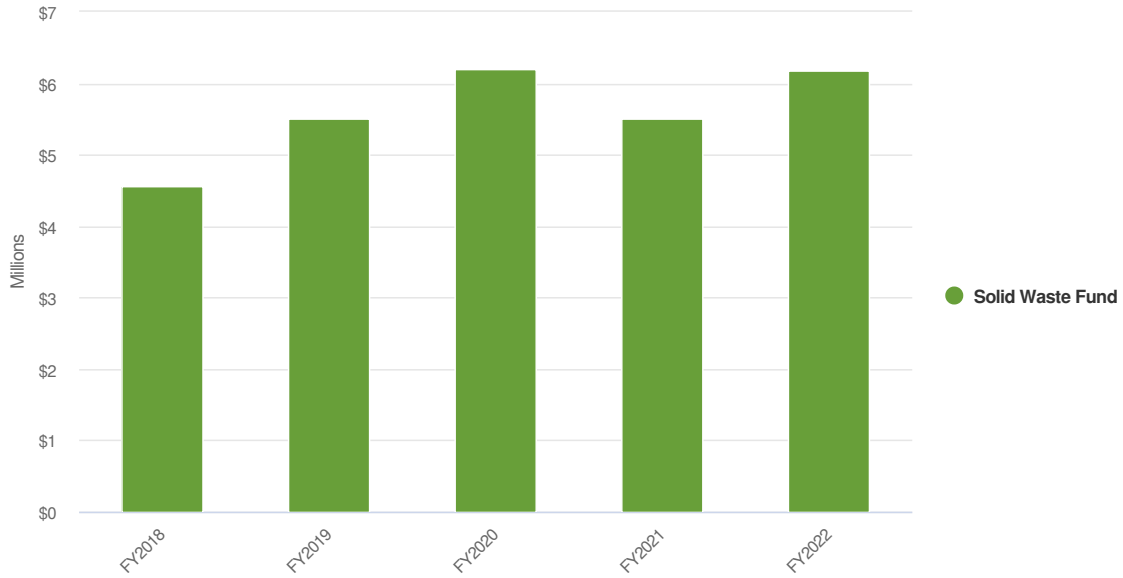
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Revenue Source			
SANITATION FEES	\$2,163,000	\$2,300,000	\$137,000
TRANSFER STATION FEES	\$3,316,318	\$3,845,924	\$529,606
SALE OF RECYCLED MATERIALS	\$32,000	\$32,000	\$0

Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Total Revenue Source:	\$5,511,318	\$6,177,924	\$666,606

Revenue by Department

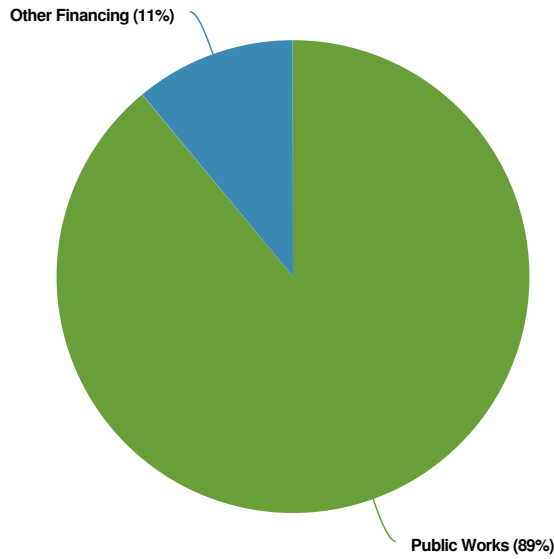
Expenditures by Fund

Budgeted and Historical 2022 Expenditures by Fund

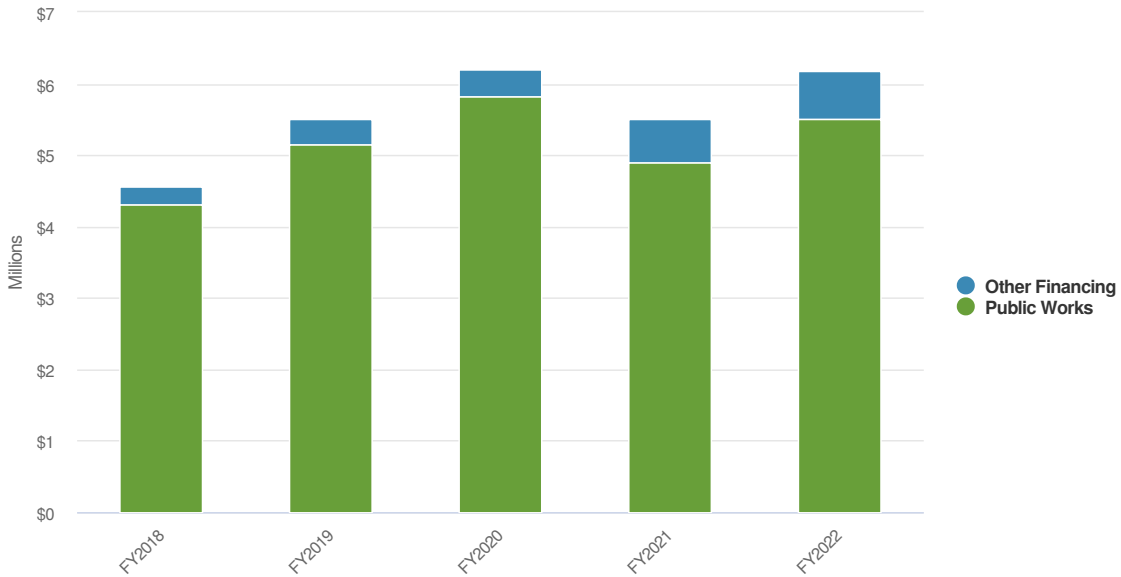


Expenditures by Function

Budgeted Expenditures by Function



Budgeted and Historical Expenditures by Function



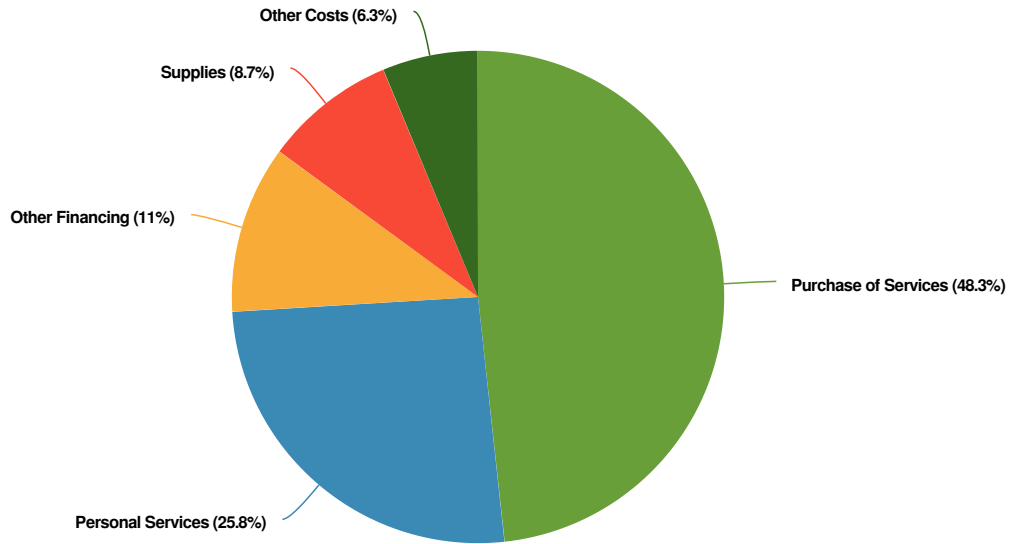
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Expenditures			
Public Works	\$4,905,073	\$5,498,352	12.1%
Other Financing	\$606,245	\$679,572	12.1%



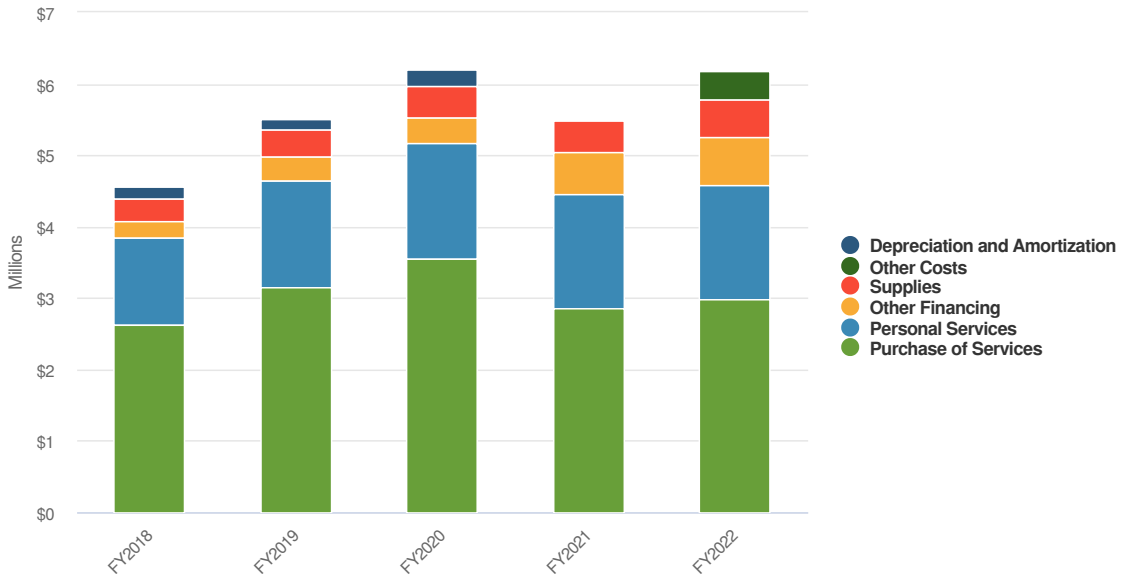
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Total Expenditures:	\$5,511,318	\$6,177,924	12.1%

Expenditures by Expense Type

Budgeted Expenditures by Expense Type



Budgeted and Historical Expenditures by Expense Type



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Expense Objects			
Personal Services	\$1,583,257	\$1,591,872	0.5%
Purchase of Services	\$2,864,124	\$2,983,450	4.2%
Supplies	\$440,592	\$535,250	21.5%
Other Costs	\$17,100	\$387,780	2,167.7%
Other Financing	\$606,245	\$679,572	12.1%
Total Expense Objects:	\$5,511,318	\$6,177,924	12.1%

Solid Waste Full Time Budgeted Positions

For FY2022 budget, there are no changes in the full time position within the Solid Waste Fund.

	2020 FTEs	2021 FTEs	2022 FTEs
Administration	3	3	3
DIRECTOR OF SOLID WASTE	1	1	1
SCALE HOUSE OPERATOR	1	1	1
CUSTOMER SERVICE PUBLIC WORKS	1	1	1
Solid Waste Collection	13	13	13
COMMERCIAL DRIVER	1	1	1
EQUIPMENT OPERATOR I SOLID WASTE	1	1	1
KNUCKLEBOOM DRIVER	1	1	1
MECHANIC	1	1	1
MECHANIC SR	1	1	1
SOLID WASTE FOREMAN	1	1	1
UTILITY WORKER SOLID WASTE	4	4	4
RESIDENTIAL DRIVER/EEO I	1	1	1
ASL DRIVER	2	2	2
Solid Waste Disposal	2	2	2
EQUIPMENT OPERATOR I SOLID WASTE	1	1	1
TRANSFER STATION OPERATOR	1	1	1
Yard Trimmings	4	4	4
KNUCKLEBOOM DRIVER	1	1	1
MECHANIC	1	1	1
RESIDENTIAL DRIVER	1	1	1
UTILITY WORKER SOLID WASTE	1	1	1
Recycables Collection	1	1	1
RECYCLING DRIVER	1	1	1
Grand Total	23	23	23

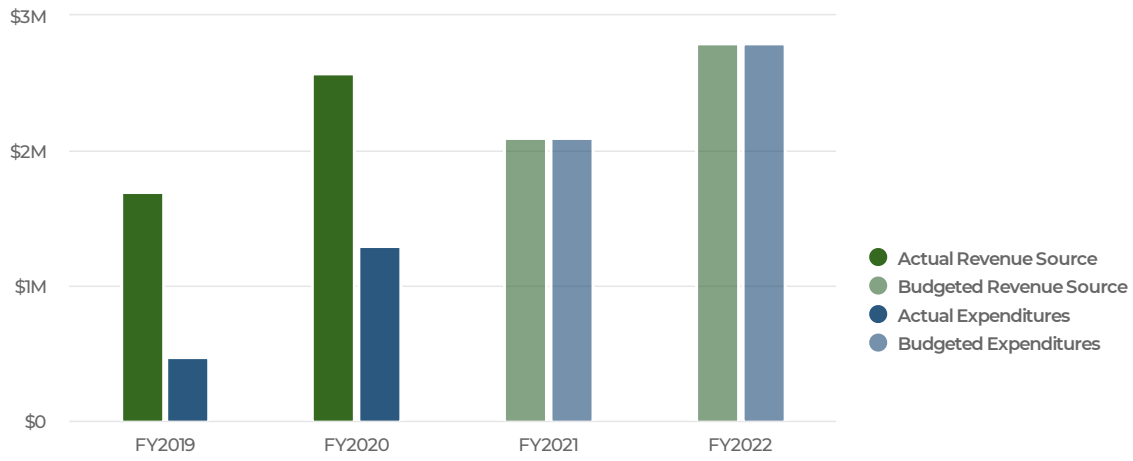


SPLOST 2019 Fund

The City’s 2019 Special Local Option Sales Tax Fund (SPLOST) is restricted for Transportation and Parks capital projects. Funds are used to account for financial resources to be used for the acquisition or construction of major capital projects and are budgeted on a project-length basis. This tax must be approved by a majority of the qualified voters of Walton County. This is our third SPLOST which will be in place from 2019-2024. The city's portion of the 1% tax is negotiated and agreed upon with Walton County through an inter-governmental agreement.

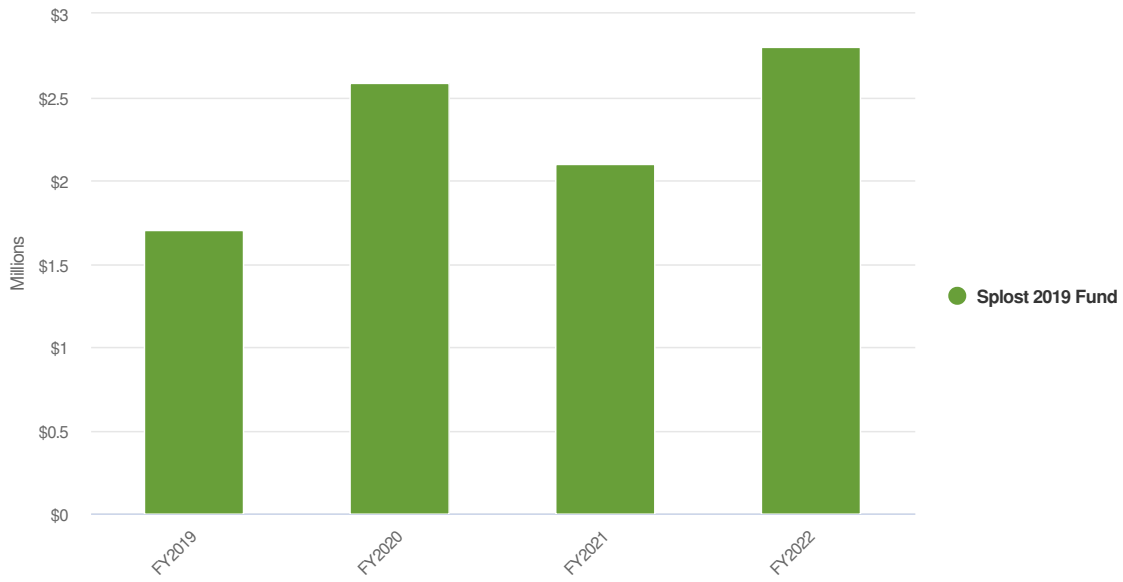
Summary

The City of Monroe is projecting \$2,799,640 of collections in FY2022 for the 2019 SPLOST, which represents a 33.3% increase over the prior year. Budgeted expenditures are projected to increase by the same amount in FY2022.



Revenue by Fund

Budgeted and Historical 2022 Revenue by Fund



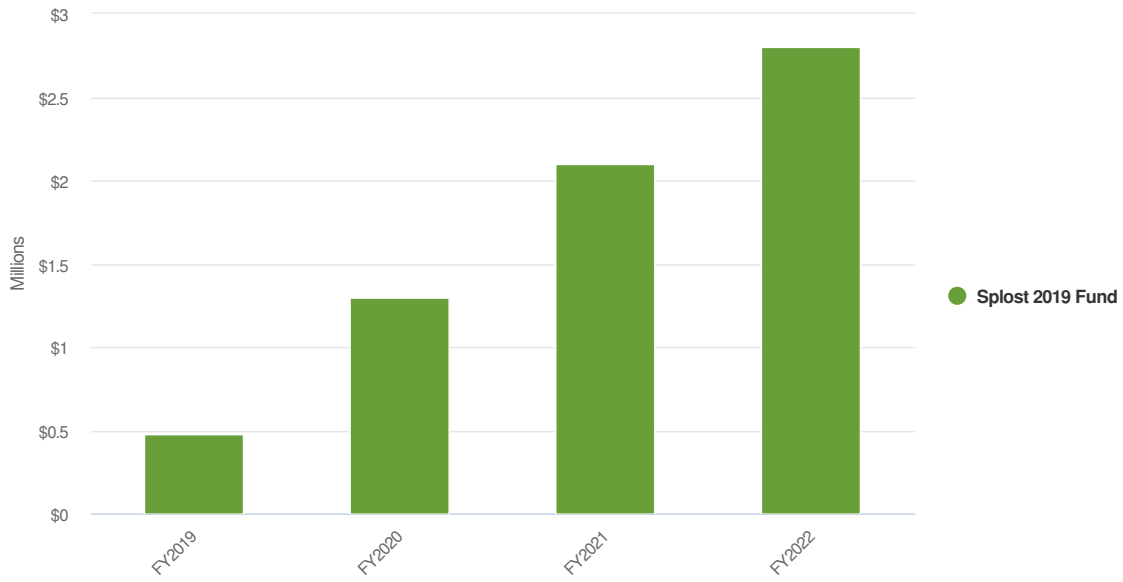
Revenues by Source

Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Revenue Source			
Intergovernmental Revenues	\$2,100,000	\$2,798,840	\$698,840
Investment Income	\$1,000	\$800	-\$200
Total Revenue Source:	\$2,101,000	\$2,799,640	\$698,640

Revenue by Department

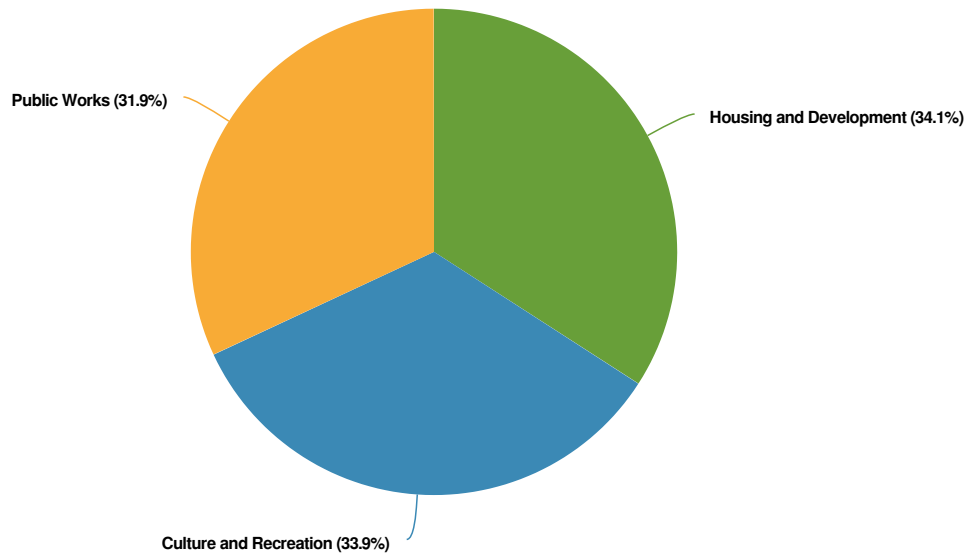
Expenditures by Fund

Budgeted and Historical 2022 Expenditures by Fund

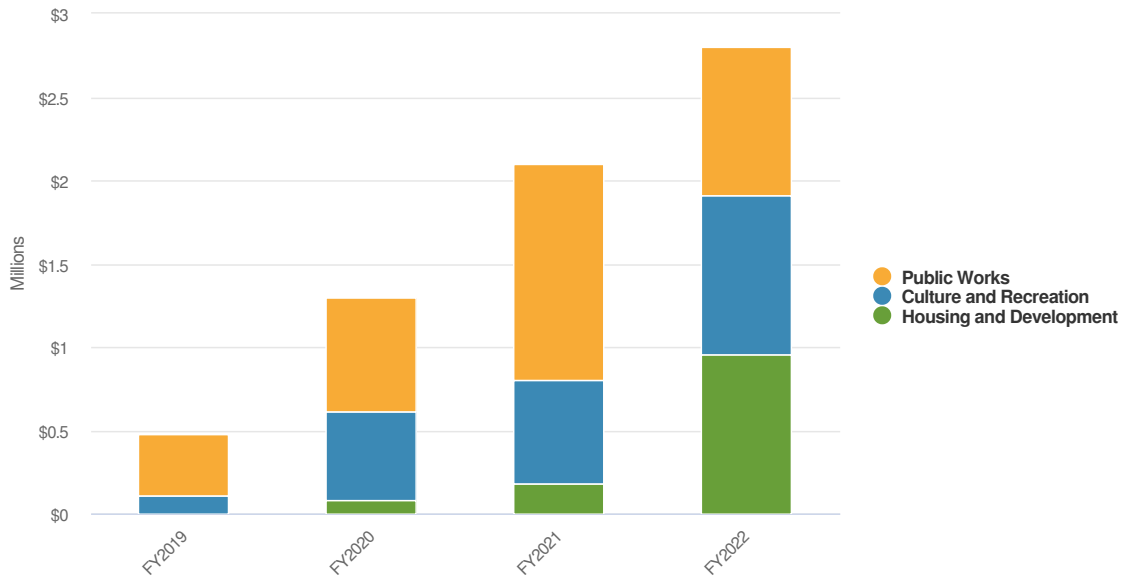


Expenditures by Function

Budgeted Expenditures by Function



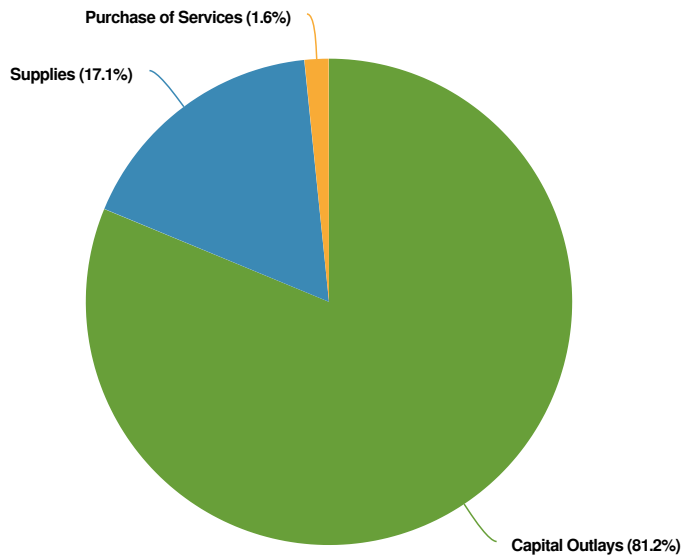
Budgeted and Historical Expenditures by Function



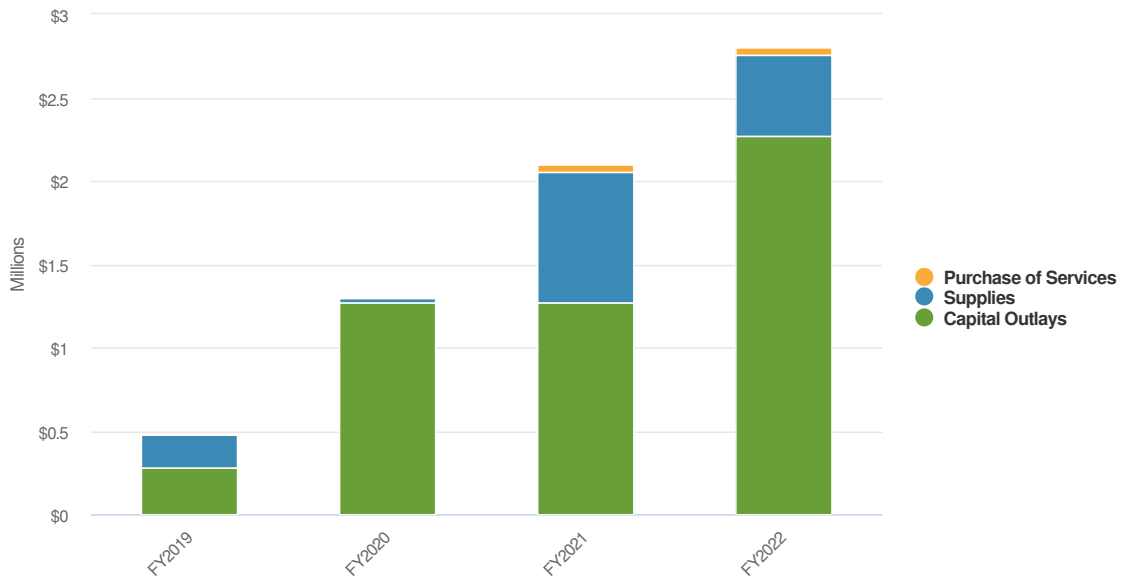
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Expenditures			
Public Works	\$1,300,100	\$894,200	-\$405,900
Culture and Recreation	\$619,900	\$950,000	\$330,100
Housing and Development	\$181,000	\$955,440	\$774,440
Total Expenditures:	\$2,101,000	\$2,799,640	\$698,640

Expenditures by Expense Type

Budgeted Expenditures by Expense Type



Budgeted and Historical Expenditures by Expense Type



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Expense Objects			
Purchase of Services	\$45,000	\$45,000	0%
Supplies	\$787,000	\$480,000	-39%



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Capital Outlays	\$1,269,000	\$2,274,640	79.2%
Total Expense Objects:	\$2,101,000	\$2,799,640	33.3%

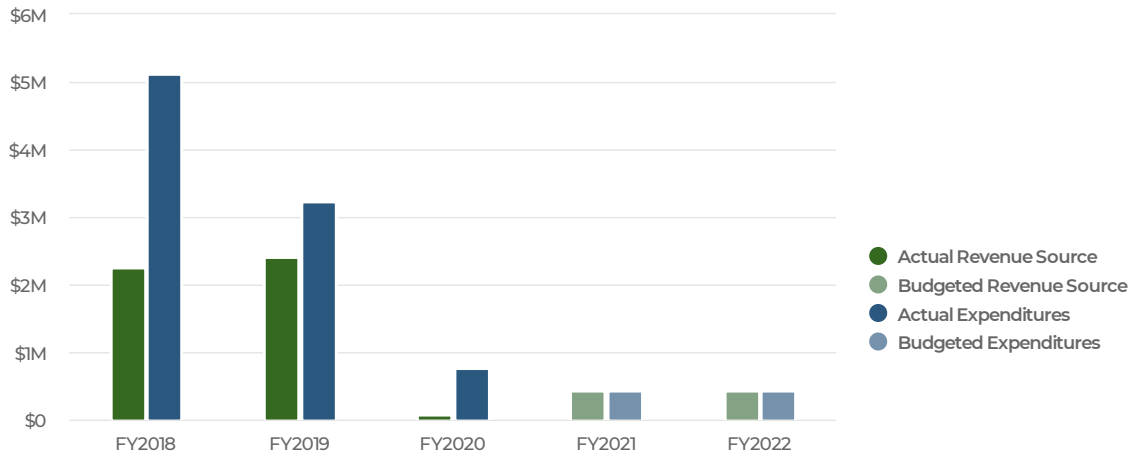


SPLOST 2013 Fund

The City’s 2013 Special Local Option Sales Tax Fund (SPLOST) is restricted for capital projects. Funds are used to account for financial resources to be used for the acquisition or construction of major capital projects and are budgeted on a project-length basis. Revenue collections for the 2013 SPLOST ended in 2019. Expenditures are projected through the next few years.

Summary

Collection of SPLOST 2013 revenues ended in 2019, so no revenues are budgeted in FY2022. Budgeted expenditures are projected to increase by 2.9% in FY2022, for a total of \$446,113.



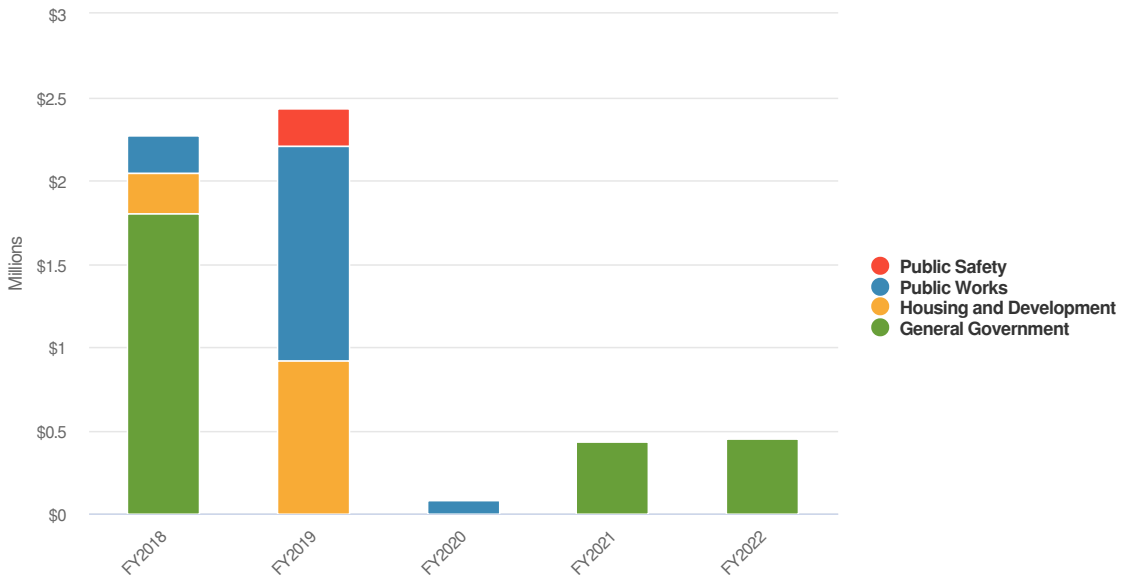
Revenue by Fund

Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Splost 2013 Fund	\$433,549	\$446,113	2.9%
Total Splost 2013 Fund:	\$433,549	\$446,113	2.9%

Revenues by Source

Revenue by Department

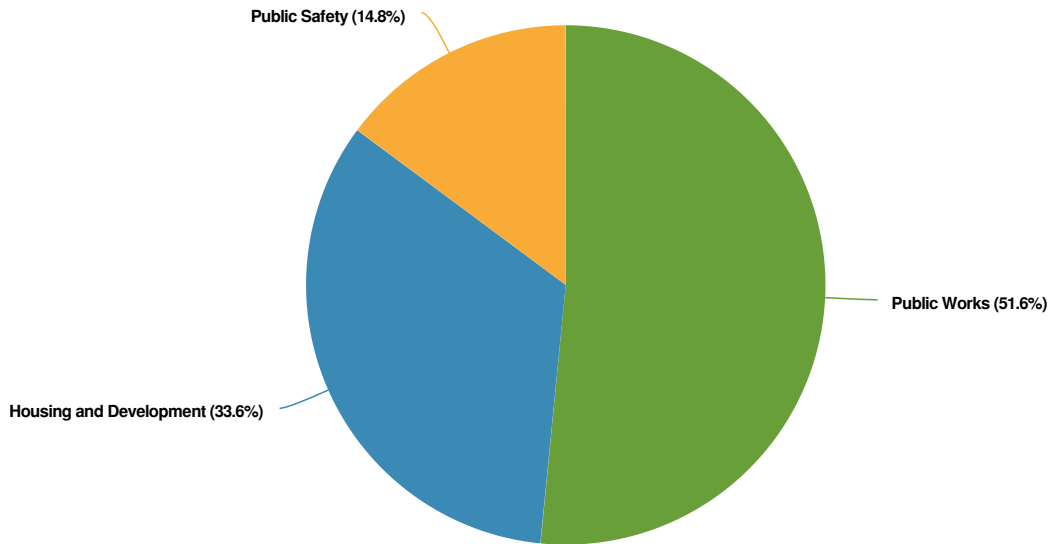
Budgeted and Historical 2022 Revenue by Department



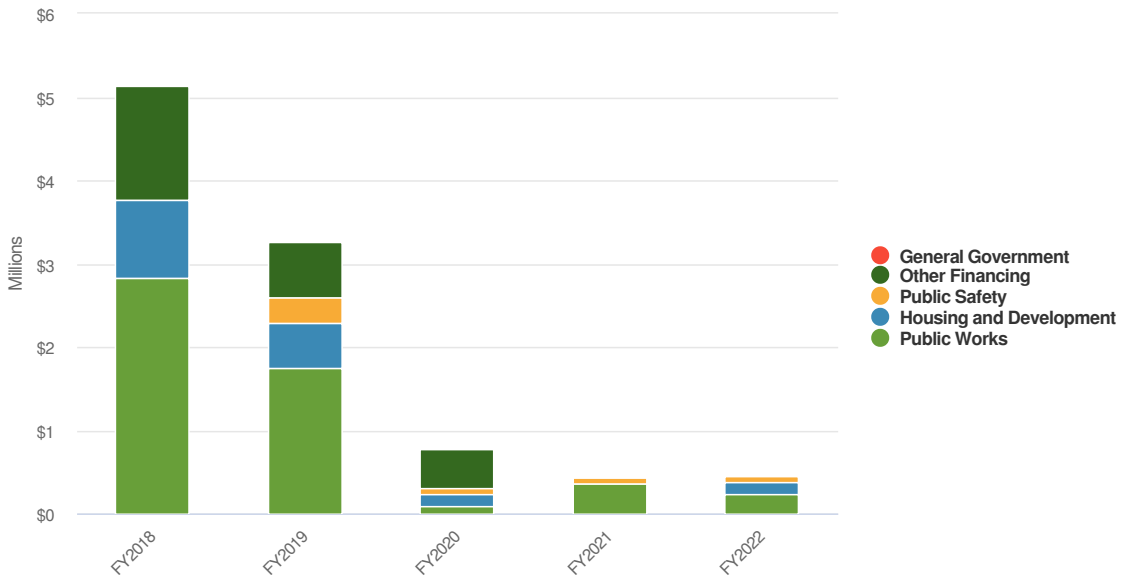
Expenditures by Fund

Expenditures by Function

Budgeted Expenditures by Function



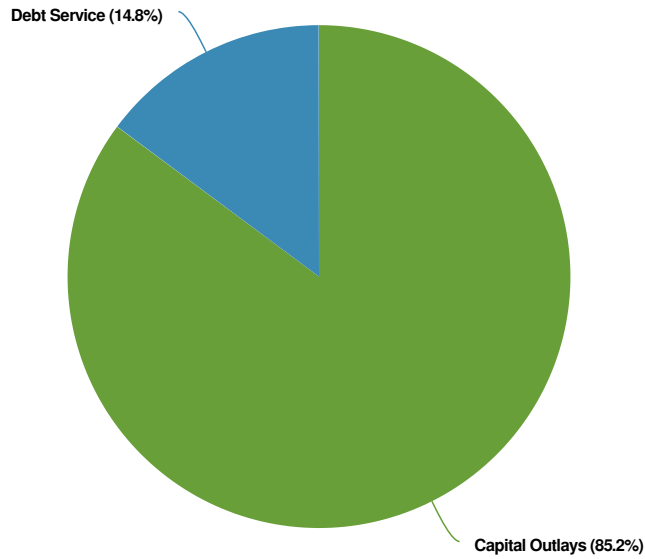
Budgeted and Historical Expenditures by Function



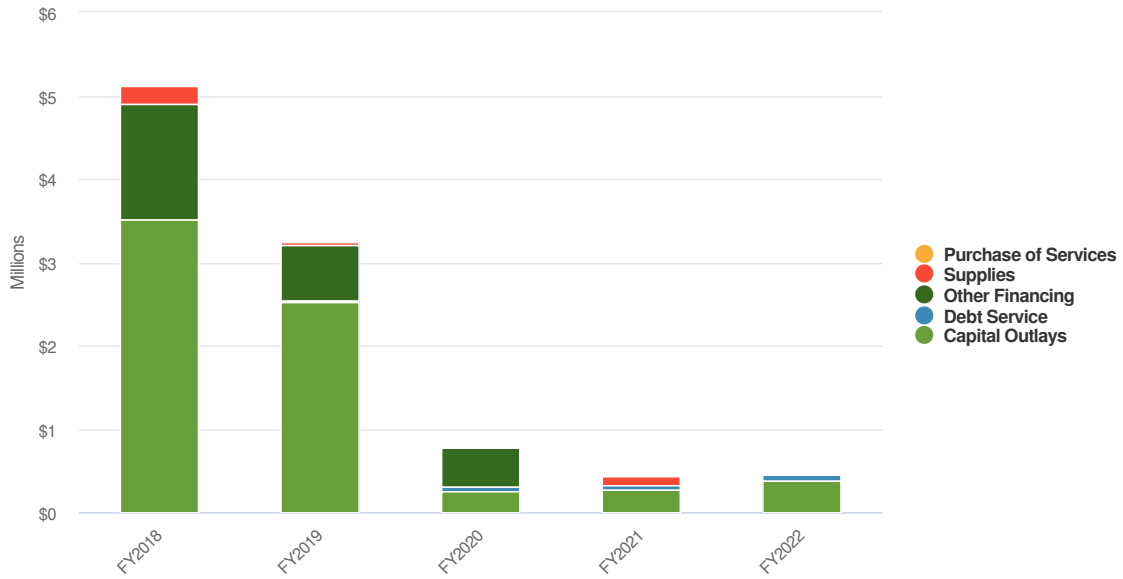
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Expenditures			
Public Safety	\$66,113	\$66,113	\$0
Public Works	\$367,436	\$230,000	-\$137,436
Housing and Development	\$0	\$150,000	\$150,000
Total Expenditures:	\$433,549	\$446,113	\$12,564

Expenditures by Expense Type

Budgeted Expenditures by Expense Type



Budgeted and Historical Expenditures by Expense Type



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Expense Objects			
Supplies	\$104,999	\$0	-100%
Capital Outlays	\$262,437	\$380,000	44.8%



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (% Change)
Debt Service	\$66,113	\$66,113	0%
Total Expense Objects:	\$433,549	\$446,113	2.9%

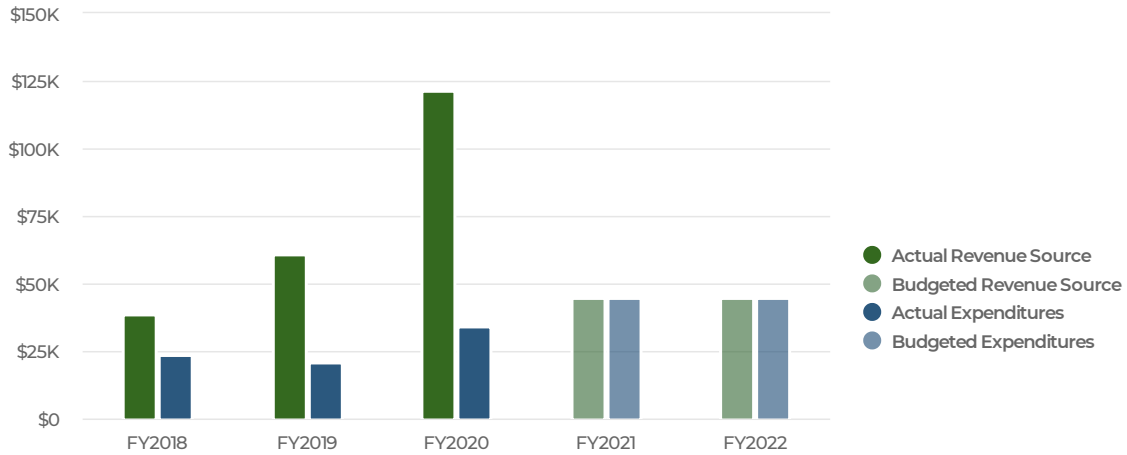


Confiscated Assets Fund

Confiscated Assets Fund is a Special Revenue Fund used to account for the city's share of monies that have been forfeited through the court system and are legally restricted for law enforcement purposes.

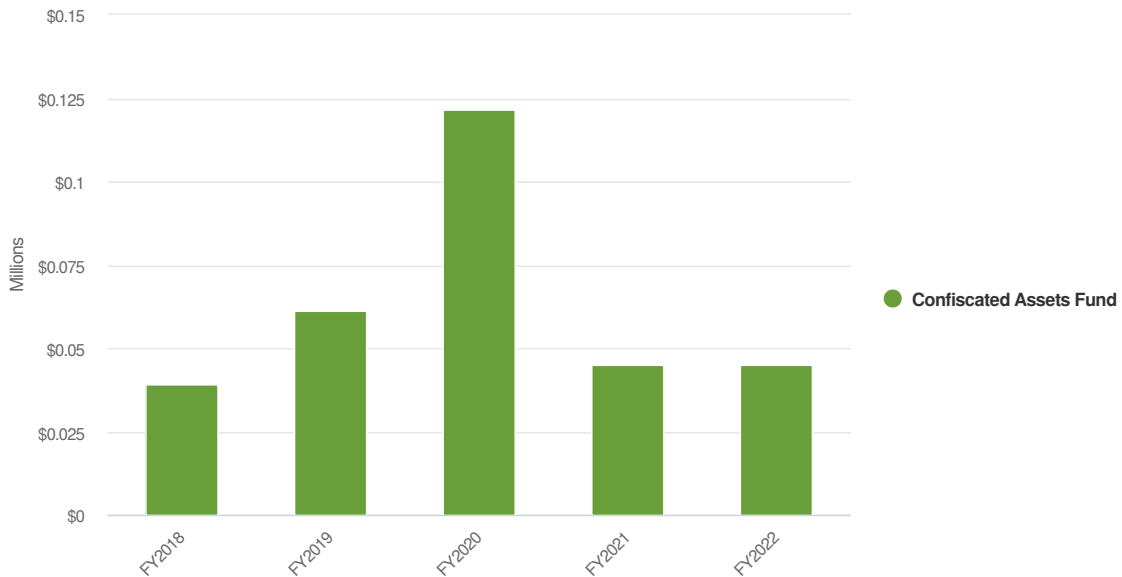
Summary

The City of Monroe is projecting \$45,000 of revenue in FY2022, which is unchanged over the prior year. Budgeted expenditures are not projected to increase in FY2022, either.



Revenue by Fund

Budgeted and Historical 2022 Revenue by Fund



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)

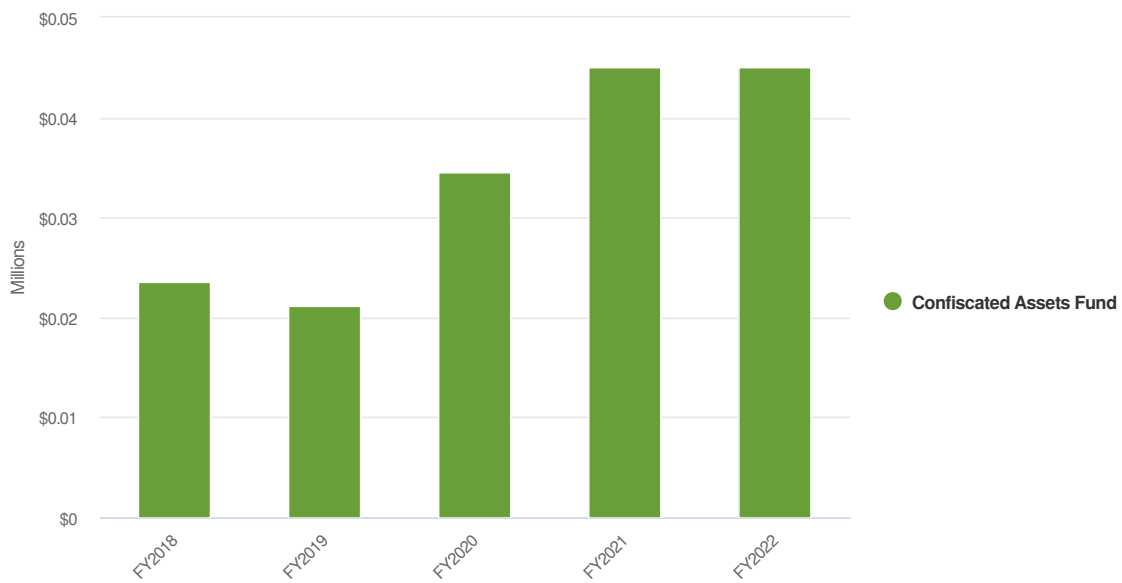
Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Confiscated Assets Fund	\$45,000	\$45,000	\$0
Total Confiscated Assets Fund:	\$45,000	\$45,000	\$0

Revenues by Source

Revenue by Department

Expenditures by Fund

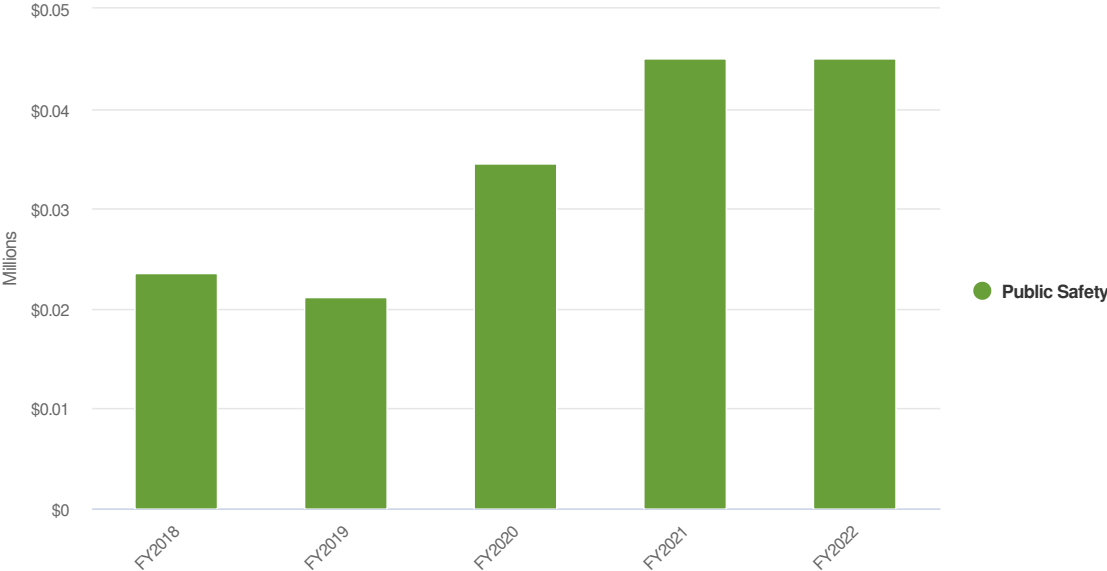
Budgeted and Historical 2022 Expenditures by Fund



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Confiscated Assets Fund	\$45,000	\$45,000	\$0
Total Confiscated Assets Fund:	\$45,000	\$45,000	\$0

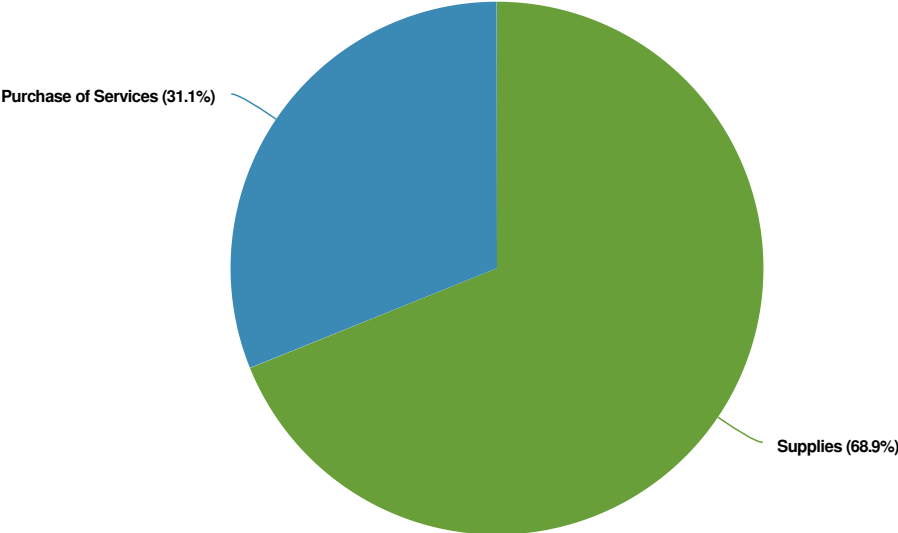
Expenditures by Function

Budgeted and Historical Expenditures by Function

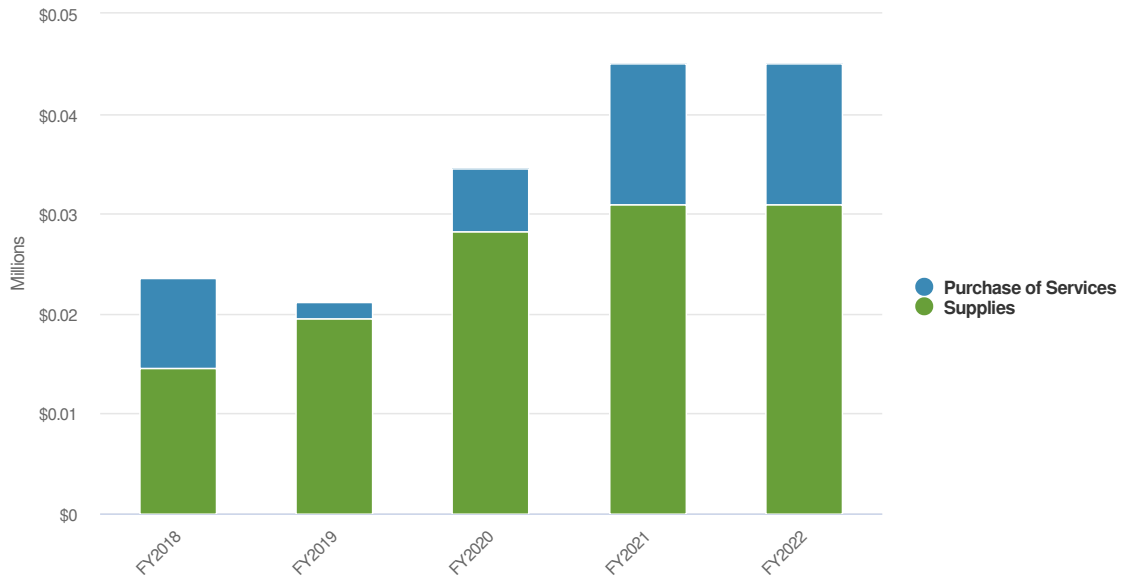


Expenditures by Expense Type

Budgeted Expenditures by Expense Type



Budgeted and Historical Expenditures by Expense Type



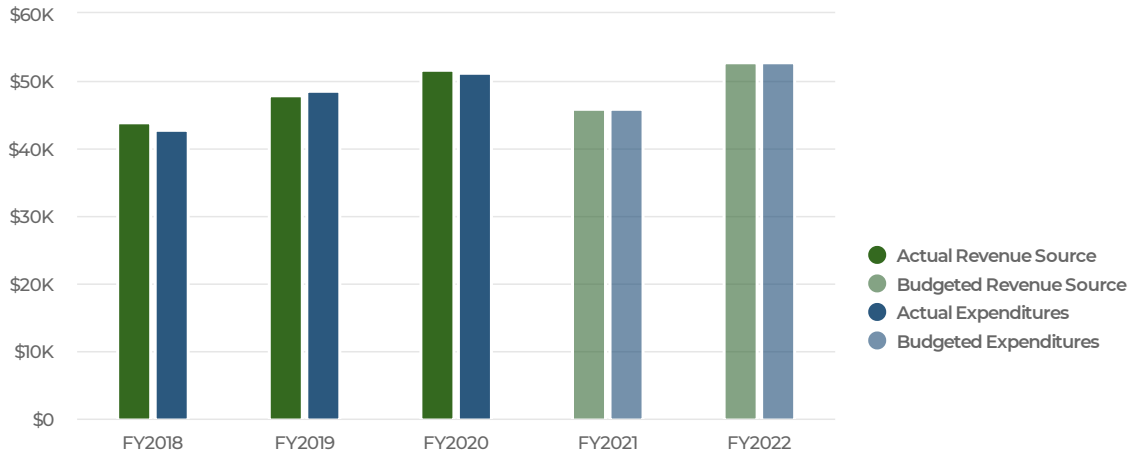


Hotel Motel Tax Fund

The Hotel Motel Tax Fund is a Special Revenue Fund used to account for the proceeds of hotel & motel taxes collected and restricted for the promotion of trade and tourism in the city.

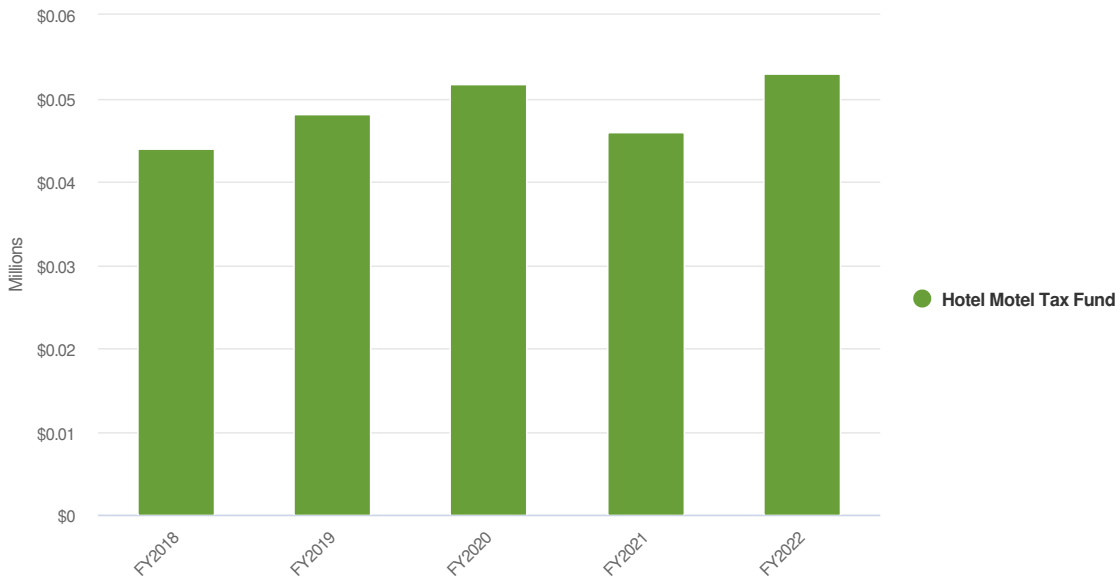
Summary

The City of Monroe is projecting \$53,000 of revenue in FY2022, which represents a 15.2% increase over the prior year. Budgeted expenditures are projected to increase by the same amount in FY2022.



Revenue by Fund

Budgeted and Historical 2022 Revenue by Fund



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Hotel Motel Tax Fund	46,000	53,000	7,000

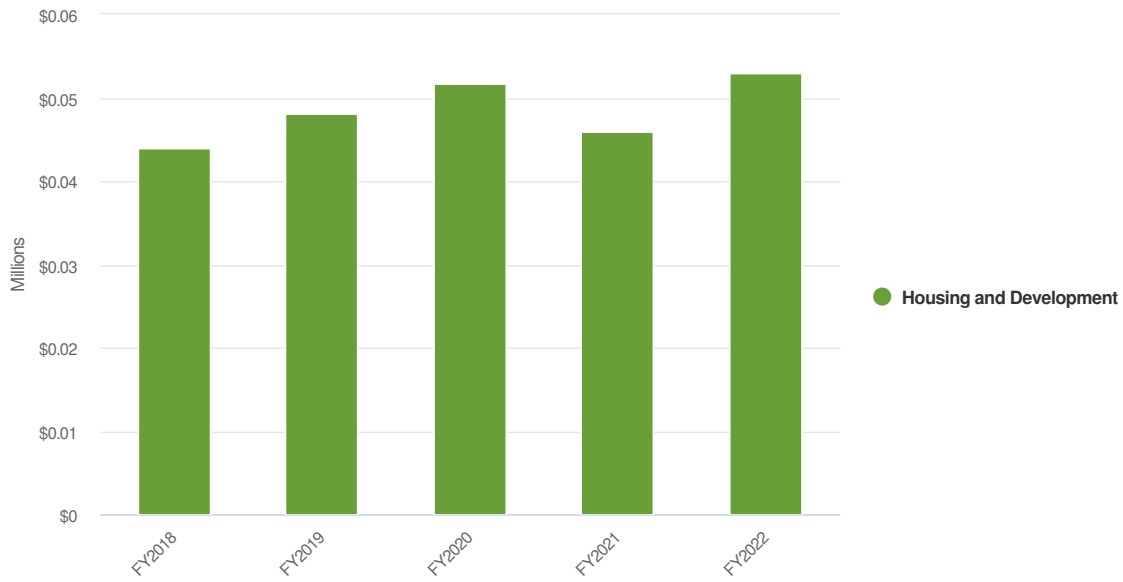


Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Hotel Motel Tax Fund	\$46,000	\$53,000	\$7,000
Total Hotel Motel Tax Fund:	\$46,000	\$53,000	\$7,000

Revenues by Source

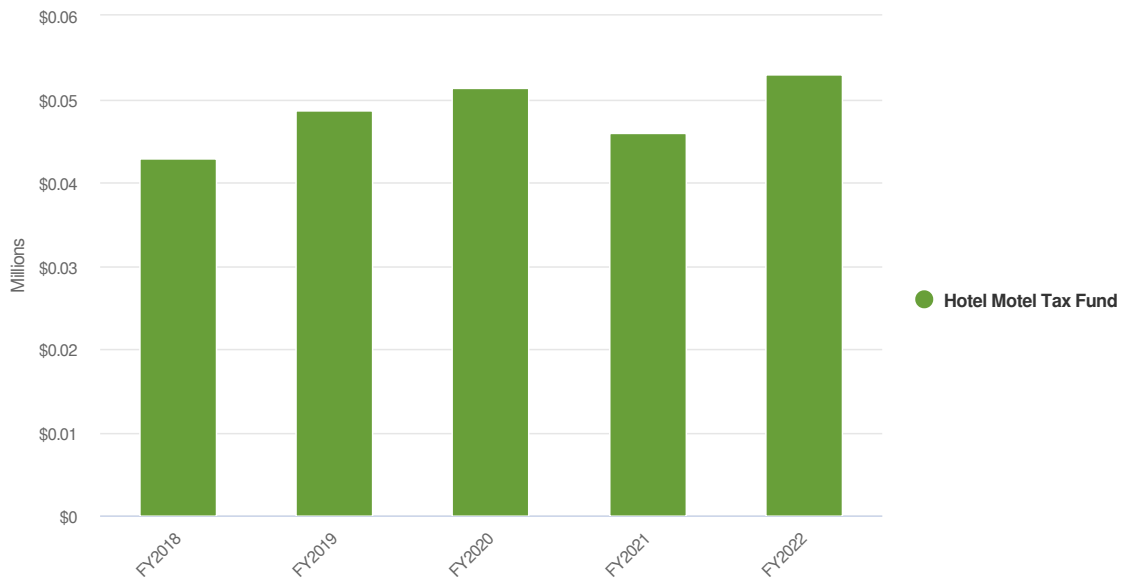
Revenue by Department

Budgeted and Historical 2022 Revenue by Department



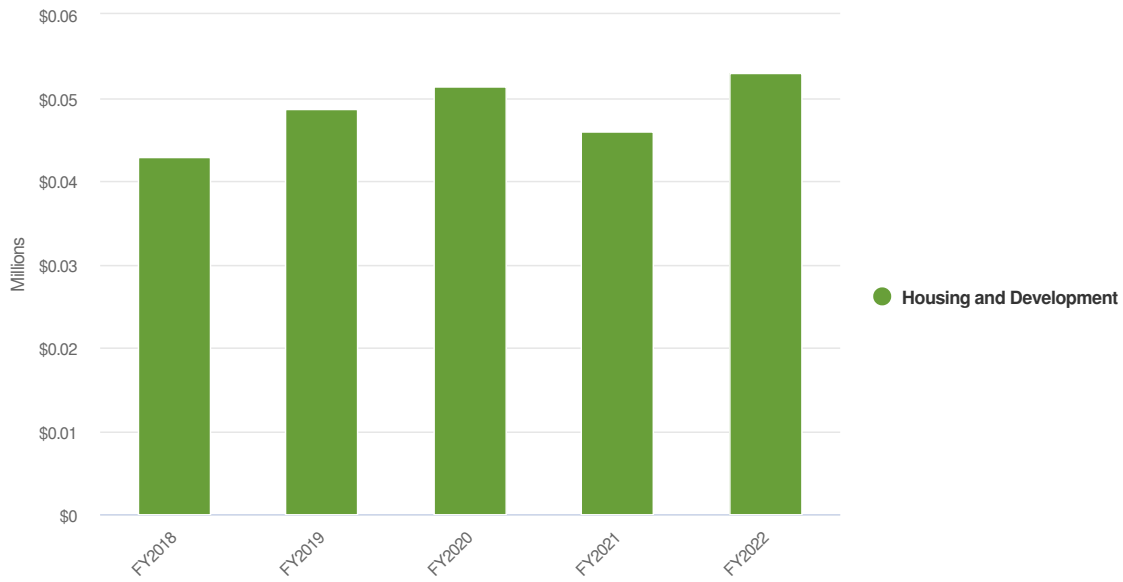
Expenditures by Fund

Budgeted and Historical 2022 Expenditures by Fund



Expenditures by Function

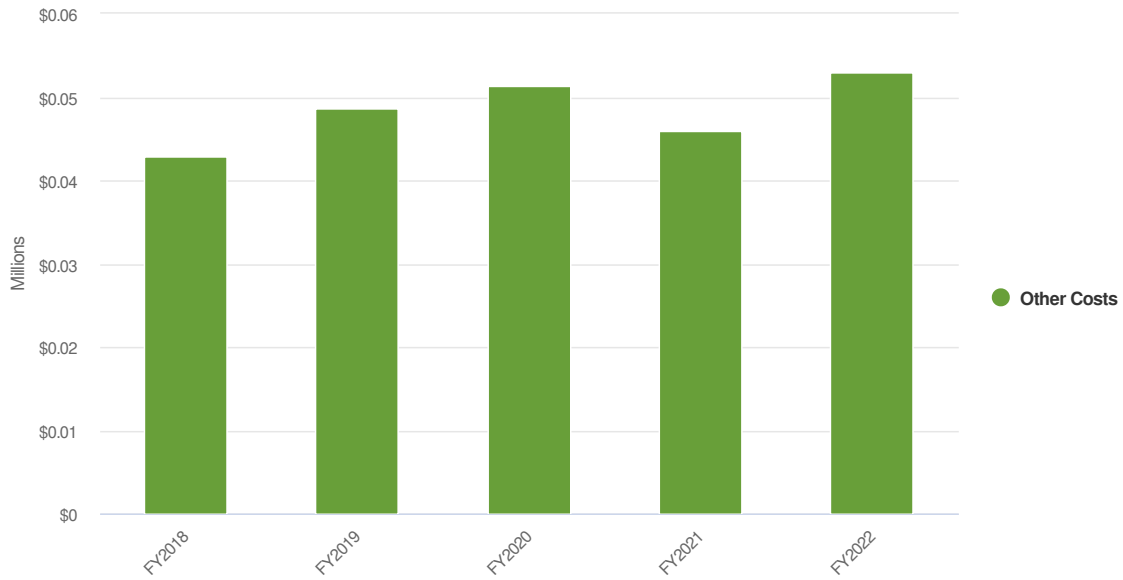
Budgeted and Historical Expenditures by Function



Name	FY2021 Amended Budget	FY2022 Budgeted	FY2021 Amended Budget vs. FY2022 Budgeted (\$ Change)
Expenditures			
Housing and Development	\$46,000	\$53,000	\$7,000
Total Expenditures:	\$46,000	\$53,000	\$7,000

Expenditures by Expense Type

Budgeted and Historical Expenditures by Expense Type



CAPITAL IMPROVEMENTS



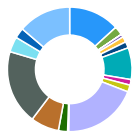
Capital Improvements: One-year Plan

Assets purchased during the year with a value of \$5,000 or more with an expected useful life of more than two years must be capitalized. The Capital Improvement Plan (CIP) is a five-year plan identifying capital projects and equipment purchases. This plan provides justification of those projects each department has identified over the next five years. The CIP is reviewed and updated annually to reflect the needs of the city. The process to develop the city's plan begins with each department identifying the project(s) most essential to the city and the operation of their department. Projects are then presented to the City Council during the budget process for review. Justification of each project is carefully reviewed with funding either approved, delayed to a subsequent year or denied. Budgets for capital projects do not lapse at the end of the fiscal year, but remain in effect until the project's completion. Funding for the 2022 CIP comes from taxes and fees, grants, transfers from the combined utilities capital expansion repair fund and the utility revenue bond. Operating impacts on the current and future budgets are minimal due to the nature of the projects. Projects are either extending utility services, which will increase revenues based on additional growth; rehabilitation, replacement or improvements to existing old infrastructure, equipment or services, which will decrease expenditures in future operating budgets.

Total Capital Requested \$27,044,756

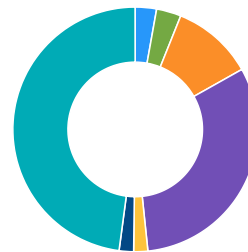
97 Capital Improvement Projects

Total Funding Requested by Department



Bldgs & Grounds (13%)	\$3,580,000.00
Airport (2%)	\$615,000.00
Code & Development (0%)	\$13,616.00
Fire Operations (1%)	\$199,297.00
Police (1%)	\$392,020.00
Solid Waste Collection (2%)	\$442,000.00
Streets & Transportation (8%)	\$2,234,299.00
Sewage Collection System (1%)	\$389,690.00
Central Services - Util (2%)	\$484,000.00
Sewage Treatment Plant (19%)	\$5,250,900.00
Solid Waste Disposal (0%)	\$75,000.00
Electric (2%)	\$640,500.00
Water Treatment Plant (7%)	\$1,986,950.00
Water Distribution System (19%)	\$5,225,490.00
Stormwater (4%)	\$1,072,500.00
Natural Gas (3%)	\$722,494.00
Telecom & Internet (14%)	\$3,721,000.00
TOTAL	\$27,044,756.00

Total Funding Requested by Source

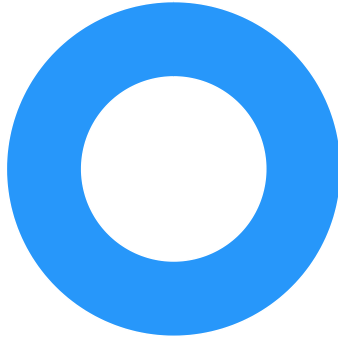


GENERAL FUND (3%)	\$761,380.00
SPLOST/GRANT (3%)	\$883,099.00
SPLOST (11%)	\$2,914,753.00
UTILITY CIP (31%)	\$8,518,524.00
GRANT (2%)	\$500,000.00
SOLID WASTE CIP (2%)	\$517,000.00
UTILITY BOND (48%)	\$12,950,000.00
TOTAL	\$27,044,756.00

Capital Costs Breakdown

Cost Savings & Revenue Breakdown

There's no data for building chart



● Capital Costs (100%)	\$27,044,756.00
TOTAL	\$27,044,756.00

Bldgs & Grounds Requests

Itemized Requests for 2022

Buildings Improvements & Rehabilitation	\$50,000
Ongoing process of maintenance and rehabilitation plan to include all city-owned facilities and buildings.	
Town Green Improvements	\$3,200,000
Construction phase of Town Green improvements	
Cemetery Rehabilitation/Paving	\$50,000
Rehab of areas of pavement, fencing & the addition of pavement areas.	
Park Rehabilitation	\$150,000
Rehabilitation of existing parks includes landscaping, equipment, facilities, and phased plans.	
Sunshade Structures	\$25,000
Added structures for shade at selected park benches for different parks during rehabilitation phases.	
Park Restroom Facilities	\$75,000
Prefabricated restroom facilities & structures placed at various parks based on needs assessment.	
Gateway Entrance Signage/Landscaping	\$30,000
Signage structure completion at Gateway Entrance of GA Highway 11 North...using new City logo and branding scheme, then final landscape edging.	
Total: \$3,580,000	

Airport Requests

Itemized Requests for 2022	
Terminal Building	\$550,000
New terminal building construction with 75/25 state funding for a total of \$550,000.	
Grading/Ditching	\$25,000
Improving flow & erosion control between Runway & Taxiway	
Apron/Commuter Paving	\$15,000
Paving to complete apron, passage, parking area for and from construction activities or agreements.	
Airport Courtesy Car	\$25,000
This is to replace the very old vehicles at the Airport being used as courtesy cars. They are both more than 20 years old and are becoming a challenge to maintain.	
Total: \$615,000	

Code & Development Requests

Itemized Requests for 2022	
Lease Purchase Code Dept F150, City Marshal	\$6,808
The Dodge truck currently used by the City Marshals will most likely be aged out and in need of maintenance beyond reason by this time. It is currently requiring constant vigilance due to a potentially broken piston ring.	
Lease-Purchase Code Dept F150	\$6,808
Pickup truck for City Marshal	
Total: \$13,616	

Fire Operations Requests

Itemized Requests for 2022	
Fire Self Contained Breathing Apparatus (SCBA)	\$135,000
This capital request is for the replacement of the department's 25 self-contained breathing apparatus (SCBA) and rapid intervention team (RIT) packs that allow our firefighters to safely breathe in atmospheres that are immediately dangerous...	
Fire Station Backup Generator Replacement	\$52,572
This capital request is for the replacement of the fire station's backup generator. The generator allows the fire station to remain fully operational during loss of power. The existing generator was installed when the station was constructed...	
Fire Quick Response Vehicle (QRV)	\$11,725
This capital request is for the lease purchase of a quick response vehicle (QRV) to alleviate some of the workload placed upon our fire engines. Incident response data from 2018-Present indicates that approximately 50-56 percent of emergency...	
Total: \$199,297	

Police Requests

Itemized Requests for 2022

2020 Lease Police Vehicles	\$110,537
2020 Capital Lease of 8 additional Chevy Tahoes to continue to update current fleet in Uniform Patrol as well as for planned additional officers to be added to the division. Lease of 2 additional Dodge Durango for Crimininal Investigation Division.	
2021 Lease Police Vehicles	\$88,229
2021 New Capital Lease of 8 additional Chevy Tahoes to continue to update current fleet in Uniform Patrol as well as for planned additional officers to be added to the division. (received mid year)	
2018 Lease Police Vehicles	\$47,555
2018 Capital Lease of 9 additional vehicles (6 Chevrolet Tahoes, 2 Silverado, and 1 Dodge Durango) for patrol division in order to keep all patrol personel outfitted with new vehicles and phase out older fleet vehicles due to having excessive high...	
2019 Lease Police Vehicles	\$66,113
2019 Capital Lease of 6 additional Chevy Tahoes for Uniform Patrol to replace older vehicles currently in the fleet	
Report Management System	\$56,569
Year three of five year capital lease of report management system for Police Department. The Monroe Police Department uses Spillman Technolgies for report writing and citations. It allows instant communication with Walton County Dispatch...	
Crime Scene Vehicle	\$4,669
New crime scene vehicle that will be utilized in response to recent incidents to process and preserve evidence located at the crime scene.	
Criminal Investigation Division Durango	\$8,348
(2) Dodge Durango vehicles that will be utilized by a City of Monroe Police Department Detective to respond to crime scenes.	
Computer Server for Monroe Police Department	\$10,000
In-house server hardware replacement to provide functionality for other programs or devices within the police department, requested per the City's IT department. One server to replaced in 2022 and the second in 2023.	
Total: \$392,020	

Solid Waste Collection Requests

Itemized Requests for 2022

Residential Garbage Truck	\$141,000
Residential 9CY Mini Rear Loader	
Commercial Garbage Truck	\$301,000
Commercial 40CY Front Load Garbage Truck	
Total: \$442,000	

Streets & Transportation Requests

Itemized Requests for 2022	
A/C MACHINE	\$13,000
The purchase of this new A/C machine would allow us to service all newer model vehicles in the shop instead of sending them out to be serviced. On average the cost of servicing one of the newer vehicles in the fleet is upward of...	
TRAILER -STREET	\$12,200
The purchase of this trailer will enable the street crews to efficiently and safely haul the majority of the equipment used on a daily basis. The trailers currently being used are in bad shape and not rated for the weight of some of the...	
CITY WIDE PAVEMENT/SIGNAGE ASSESSMENT	\$10,000
In previous years, we have done an assessment of our streets with a consultant using "boots on the ground". This assessment consisted of an individual physically inspecting each road for issues like potholes, deep cracking,...	
Traffic signal at MAB complex	\$230,000
Traffic signal at new MAB/Publix shopping complex	
Hwy 78 EB on-ramp	\$300,000
Hwy 78 Eastbound on ramp construction	
Traffic Calming -Streets	\$500,000
Traffic calming measures city-wide on as needed basis	
Mayfield Drive to Hwy 138 Connector	\$100,000
Mayfield Drive to Hwy 138 connector to reduce traffic congestion.	
Zero Turn Mower - Streets	\$15,000
Zero Turn Mower	
Joint Transportation Hwy 78 WB on-ramp	\$400,000
78 Westbound on-ramp/Joint Transportation	
Striping	\$40,000
Striping	
Other Paving Projects	\$56,000
Other Paving Projects	
New Sidewalks	\$85,000
Construct new sidewalks throughout the city	
Street And Sidewalk Rehab	\$45,000
Repair or replace existing Street & Sidewalk infrastructure	
HA5 seal coating	\$60,000
Apply HA5 mineral bond to various streets throughout the City	
LMIG/Paving	\$202,099
LMIG-Overlay roughly 2 center lane miles of city streets	



TAP-Marable St to City Hall Streetscape

\$166,000

TAP-Marable St to City Hall Streetscape

Total: \$2,234,299

Sewage Collection System Requests

Itemized Requests for 2022

Replacement Truck - Sewer

\$49,000

Replacement of 2002 F350 Vin#1FDWW36S82EB53035 200,000+ miles

Application/Design 2022 CDBG - Sewer - submittal

\$100,000

Sewer replacement along Glen Iris Drive, Stowers Street, Edwards Street

Sewer Main Rehab

\$200,000

Sewer main rehab such as HDPE pipe bursting and replacement of manholes.

Fusing Machine

\$23,700

Used to fuse HDPE pipe together for sewer rehab of mains, also used but other departments when HDPE welding is necessary

16 Ton Equipment Trailer - Sewer

\$16,990

Equipment trailer for the mini-excavators

Total: \$389,690



Central Services - Util Requests

Itemized Requests for 2022

Central Services Vehicle Addition **\$38,500**

This is an additional vehicle needed for parks with the addition of an employee in the department. This would allow for separation of duties without having to travel together, to perform maintenance at multiple facilities and to split weekend...

Zero Turn Mower - CenSvc **\$12,000**

Replacement mower for cutting of grounds, right-of-ways, parks, etc.

City Hall Flooring Replacement **\$90,000**

This will replace the flooring on the first and second floors of City Hall. The carpet and floor coverings are original to the building and are beyond repair due to already being stretched, patched, cut, and glued repeatedly. There are stains...

Forklift **\$40,000**

Forklift purchase for the Utility Warehouse...eliminate the rental/lease forklift.

North Lumpkin Alleyway Improvements **\$150,000**

Complete rehabilitation of existing utilities to include water, natural gas, stormwater, electrical, etc., then repaved with temporary easement construction of the adjacent Smith lot on Highland Avenue.

Server Replacement **\$15,000**

NAS server replacement, upgrade...merge to newer equipment and capability.

City Branding Imagery **\$100,000**

Rebranding of the City, logo, etc. will be made public in November and logos around the City on vehicles, facilities, clothing, and tanks will be subject to and need changing. Tanks can be performed over a phased period.

Central Services Vehicle Replacement **\$38,500**

This is the replacement of an existing vehicle due to the increase in maintenance costs and downtime of the existing vehicle. The vehicle is a refurbished meter reader vehicle that was replaced 6 years ago...can possibly be used as a backup but...

Total: \$484,000



Sewage Treatment Plant Requests

Itemized Requests for 2022	
WWTP Infrastructure Repair/Replacement	\$350,000
Replacement of pumps, motors, valves, controls, etc at Jacks Creek WWTP & various pump stations	
Alcovy River Gravity Sewer	\$2,000,000
Alcovy river gravity sewer service line Hwy 138	
WWTP Rehabilitation	\$2,500,000
WWT Plant rehab to 5MGD	
Wastewater Pump Station Electrical	\$200,000
Replacement of all electrical panels, main power, MCC panels. Rework of current control infrastructure at Ammons Bridge and Vine Street lift stations.	
Zero Turn Mower-Sewer Treatment Plant	\$8,000
Purchase mower to share between WWTP & GUTA. Do away with lawn service and bring back in house.	
Jacks Creek WWTP & Pump Stations SCADA	\$192,900
Install SCADA at the treatment plant & Ammons, Vine, and the Jail pump stations.	
Total: \$5,250,900	

Solid Waste Disposal Requests

Itemized Requests for 2022	
Transfer Station Improvements 2022	\$50,000
Transfer Station improvements.	
Driver Assist Terminal System	\$25,000
Driver Assist Terminal for the Transfer Station Scales.	
Total: \$75,000	

Electric Requests

Itemized Requests for 2022	
Purchase Altec AA55	\$205,000
Purchase of new Altec AA55 55' material handling bucket truck. This truck is used in the construction and maintenance of our electric system.	
Electric Car Charging Stations	\$110,500
As people migrate to an increased number of electric cars, those cars need a source of energy just like a gasoline car. Adding charging stations will not only be a source of revenue, but will also drive electric car owners to our town....	
Three Phase Rebuild	\$125,000
Monroe has approximately 250 three-phase spans that need to be rebuilt. This can be accomplished with either contractors or with the expansion of our line crew. Using contractors, the total cost would be \$2,250,000.00 and take...	
Pole Replacement	\$200,000
Replace deficient poles in the system	
Total: \$640,500	

Water Treatment Plant Requests

Itemized Requests for 2022	
WTP Membrane Filters	\$200,000
Membrane filters have a 10 year lifespan. 1,080 total membrane filters located in WTP	
WTP Infrastructure Repair/Replacement	\$250,000
Replacement of aging pumps, motors, valves, controls, VFD's, Soft Starts, etc.. at Water Treatment Plant, Alcovy River PS, John T Briscoe Reservoir PS, Jacks Creek PS, Hwy 78 PS	
Water Plant Upgrades	\$1,250,000
Water plant upgrade from 10MGD to 12MGD	
WTP SCADA Upgrade	\$75,000
Upgrades to the water treatment plant computers/scada.	
Jack's Creek Pump Station Clearing & Dredging	\$165,000
Clearing & dredging along the Jack's Creek WTP Pump Station	
Replacement Truck - Water/Construction Foreman Truck	\$46,950
Replacement of 2006 Ford F150 152,977 miles	
Total: \$1,986,950	

Water Distribution System Requests

Itemized Requests for 2022	
Fire Hydrant Replacement	\$55,000
Continue replacing RD Woods hydrants to new standards. Essential to ISO rating	
Water Main Extensions	\$300,000
Water line extensions on system	
Water Main Rehab	\$300,000
Locations determined by leak reports & call logs. Includes pipe, fittings, valves, hydrants, etc.	
Water Meters	\$56,500
AMR Water meter replacement that test below AWWA standards and old 60W meters	
Water Service Renewals	\$200,000
Service renewal program to deal with aging water service lines.	
Fire Hydrant Security	\$50,000
Hydrant locks to prevent theft of water	
Water Tank/Piedmont Industrial Park- Cherry Hill Road	\$2,500,000
1MG elevated water storage tank at the Public Works site on Cherry Hill Road. Will provide additional pressure and fire protection for the Piedmont Industrial Park.	
Potential transmission line to Social Circle	\$1,700,000
Transmisison line expansion to Social Circle	
Replacement Truck - Water	\$47,000
Replacement of water foremans truck	
16 Ton Equipment Trailer - Water	\$16,990
Equipment Trailer for the mini-excavators.	
Total: \$5,225,490	

Stormwater Requests

Itemized Requests for 2022	
Storm Drain/Retention Pond Rehab	\$100,000
TBD	
Storm Infrastructure/Pipes/Inlets, etc.	\$50,000
TBD	
Dumptruck	\$110,000
2022 Kenworth T370 (or equivalent) medium duty dump chassis with OX body dump bed. This will allow Streets and Stormwater to have separate dump trucks and allow for separated duties.	
Stormwater Trailer	\$12,500
Trailer for heavier excavator use by Stormwater department to meet DOT weight limits.	
Stormwater Master Plan	\$400,000
Engineers to develop a Stormwater Mater Plan. To protect public safety, protect city infrastructure & assets, improve stormwater quality, capacity & provide maintenance services in a sustainable manner through the development of a...	
North Madison Stormwater Rehabilitation	\$400,000
North Madison Avenue engineering, drainage, stormwater, curbing, sidewalk repair project to include cemetery fencing.	
Total: \$1,072,500	

Natural Gas Requests

Itemized Requests for 2022	
Gas Main Renewal	\$400,000
Replacement of steel mains due to corrosion and/or leaks. Location/s determined by annual leak surveys and/or CP readings.	
Natural Gas Extensions	\$200,000
Extensions to gas system such as subdivisions	
Natural Gas System Improvements - Metering - SCADA	\$18,500
Items such as regulator stations, take station, and/or Transco station rehab, metering improvements, SCADA, etc.	
Takeuchi TB260 Mini-Excavator	\$70,014
Additional excavator to equip a second crew.	
16 Ton Equipment Trailers - Gas	\$33,980
Equipment trailers for 2 mini-excavators	
Total: \$722,494	

Telecom & Internet Requests

Itemized Requests for 2022

Fiber Expansion **\$3,000,000**

Fiber Optic broad band network expansion

Purchase Altec 37G **\$126,000**

Purchase two Altec 37G to replace existing units, one a 2004 with 146,587 miles and 4,400hrs. The other to be replaced in 2023 is a 2006 with 132,000 miles and no hour meter. These units are used in the construction and maintenance of...

New Subdivision Telecom(FTTX) **\$595,000**

Construction of Telecom in new subdivisions in Monroe. Each new lot cost \$1700.00 to provide telecommunication services. With an estimate of 350 lots coming to completion in 2022 the budget for this will be \$595,000.00

Total: \$3,721,000

A RESOLUTION OF THE MAYOR AND COUNCIL OF THE CITY OF MONROE, GEORGIA, TO IMPOSE A TEMPORARY MORATORIUM ON THE ACCEPTANCE OF APPLICATIONS FOR PRELIMINARY PLAT APPROVAL FOR RESIDENTIAL DEVELOPMENT PURPOSES OUTSIDE THE CITY CORE OF THE CITY UNTIL SUCH TIME AS THE CITY CAN REVIEW AND APPROVE AN UPDATED COMPREHENSIVE PLAN FOR THE CITY

WHEREAS, the City of Monroe, Georgia (the “City”) has been vested with substantial power to regulate the use of property within the City for the purposes of maintaining the health, morals, safety, security, peace and general welfare of the City; and,

WHEREAS, the City has the legislative power to adopt reasonable resolutions or regulations relating to property within the City for which no provision has been made by general law and which are not inconsistent with the Constitution of the State of Georgia or any charter provision applicable thereto; and,

WHEREAS, local governments may impose temporary moratoria on zoning decisions, building permits, and other development approvals for the purpose of city planning and implementation of new city regulations and ordinances (See City of Roswell v. Outdoor Sys., Inc., 274 Ga. 130 (2001); and,

WHEREAS, the Mayor and City Council, as a part of its planning, building, zoning and growth management efforts have been in review of the City’s current comprehensive plan and zoning ordinances, and studying the City’s estimates and projections regarding the anticipated type of residential development and growth patterns outside the Central Business District, the Downtown Development boundaries, the LCI Study Area boundaries, and the Urban Redevelopment Agency boundaries, said areas being more particularly shown on Exhibit “A” attached hereto (hereinafter referred to collectively as the “City Core”); and,

WHEREAS, the Central Business District of the City provides for economic growth and wellbeing for the City and the City Core; and,

WHEREAS, the Downtown Development Authority boundaries of the City provides for commercial and residential growth for the City and the City Core; and,

WHEREAS, the LCI Study Area of the City provides for infill, walkability, and sustainability for the City and the City Core; and,

WHEREAS, the Urban Redevelopment Agency boundaries of the City provides for redevelopment, mixed housing, and revitalization for the City and the City Core; and,

WHEREAS, the Mayor and City Council have employed consultants for the purpose of reviewing the City’s current comprehensive plan as well as updating and providing a new

comprehensive plan for the City to the Mayor and City Council for review, revision, and approval by the City; and,

WHEREAS, the Mayor and City Council anticipate the new comprehensive plan for the City will be provided to the City on or before June 22, 2022; and,

WHEREAS, the Mayor and City Council, as part of planning, zoning and growth management efforts and strategy for the City have called for continued City staff review and overview of the City’s resources including traffic patterns, water delivery infrastructure systems, sanitary sewer capacity and infrastructure systems, natural gas capacity, and projections regarding the future of residential use developments outside the City Core; and,

WHEREAS, the Mayor and City Council, by virtue of City staff review and public concern, are aware of a variety of traffic pattern and congestion issues currently existing within the City; and,

WHEREAS, the Mayor and City Council are aware of certain water and sewer capacity issues including but not limited to reasonable uniform water pressure throughout the City, water delivery infrastructure systems issues, sanitary sewer system capacity issues, and sanitary sewer infrastructure systems issues that the City may avoid by implementation of a temporary moratorium as contemplated by this Resolution; and,

WHEREAS, the Mayor and City Council are aware of a variety of supply chain issues and shortages that exist throughout the country which have affected the City’s current ability to provide utilities and services commensurate with the rate of residential growth outside of the City Core; and,

WHEREAS, continued residential development outside the City Core without further review and update of the City’s Comprehensive Plan will cause further resource strain on the City and may affect the general wellbeing and health of the citizens of the City; and,

WHEREAS, continued residential development outside the City Core will likely require more of the City’s finite resources than would similarly situated residential developments located within the City Core; and,

WHEREAS, the Mayor and City Council do not intend to frustrate vested interests that have been already established with property owners and applicants as a result of pending applications for preliminary plat approval of residential developments outside the City Core as of the date of this Resolution; and,

WHEREAS, the Mayor and City Council believe that additional preliminary plat approvals regarding additional currently non-existing applications for residential developments located outside the City Core involving the subdivision of six (6) or more residential lots (hereinafter being referred to as “Residential Major Subdivisions”) will create additional resource strain, increase

traffic congestion, discourage pedestrian walking throughout the City and such developments will not follow the contemplated future updated comprehensive plan for the City, and,

WHEREAS, residential developments outside the City Core will impact the City's resources and City's services, such as water, sewer, traffic, and public safety, in a disproportionate level as compared to other forms and zonings of residential development located within the City Core; and,

WHEREAS, the Mayor and City Council are concerned about the health and well-being of the citizens of the City that could be negatively impacted by continued uncontrolled residential development outside the City Core; and,

WHEREAS, the Mayor and City Council hold a strong interest in growth management so as to promote the traditional police power goals of health, safety, morals, aesthetics, and the general welfare of the City, and in particular lessening of congestion of City streets, security of the public from dangers, promotion of health and general welfare, protection of the aesthetic qualities of the City, and facilitation of the adequate provision of transportation and other public services and utility requirements; and,

WHEREAS, the Mayor and City Council hold a strong belief in maintaining public objectives of aesthetics, conservation of the value of existing lands and buildings within the City, making the most appropriate use of land and other resources, enhancing and protecting the economic well-being of the community, facilitating adequate provisions of public services, and preserving resources of the City; and,

WHEREAS, the Mayor and City Council hold a strong belief in developing a cohesive, coherent policy regarding residential land use in the City, and intend to promote community development through stable, balanced growth for the prosperity of the City as a whole; and,

WHEREAS, the Mayor and City Council are directing City staff to study the current mix of housing, make projections on the future mix of housing and growth patterns, and impacts of the same, and to make recommendations as to the contemplated comprehensive plan for the City; and,

WHEREAS, the Mayor and City Council have determined it is in the best interests of the City for the protection of the health and public safety that there be implemented a temporary moratorium on the submission and acceptance of applications for preliminary plat approval for Residential Major Subdivisions lying outside the City Core for a sufficient and reasonable time to allow for an in-depth review and update to the City's comprehensive future land use plan, and development requirements related specifically to residential development outside the City Core; and,

WHEREAS, a temporary moratorium on the acceptance of applications for preliminary plat approval for Residential Major Subdivisions outside the City Core is a proper police power while the above referenced studies and plan updates by the City and City staff are performed;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of Monroe do hereby declare and adopt a moratorium on the submission and acceptance of applications for preliminary plat approval for Residential Major Subdivisions located outside the City Core as follows:

1. The preamble of this Resolution shall be considered to be, and is hereby incorporated by reference as if fully set out herein; and,
2. No applications for preliminary plat approval shall be accepted by City staff for Residential Major Subdivisions located outside the City Core from this date forward through and including June 30, 2022; and,
3. No applications for preliminary plat approval shall be accepted by City staff for multiple residential Minor Subdivisions as defined by The Development Regulations For the City of Monroe, Georgia adopted July 6, 1999, as amended, located outside the City Core, which in the opinion of City staff based on the congruency, proximity, the intended development of the property, and other determining factors reasonably resembles a Residential Major Subdivision in form; and,
4. This moratorium shall have no impact on any pending preliminary plat approval applications for Residential Major Subdivisions located outside the City Core that have previously been submitted to City staff and are pending approval by the City at the time of the adoption of this Resolution; and,
5. During the term of this moratorium, the City staff shall study the current mix of housing, make projections on the future mix of housing and proper growth patterns, and impacts of the same on the City's resources, and make recommendations as to the contemplated and updated comprehensive plan for the City to further the City's interests in growth management, so as to promote the traditional police power goals of health, safety, morals, aesthetics, and the general welfare of the City; and,
6. This moratorium shall become effective upon its adoption.

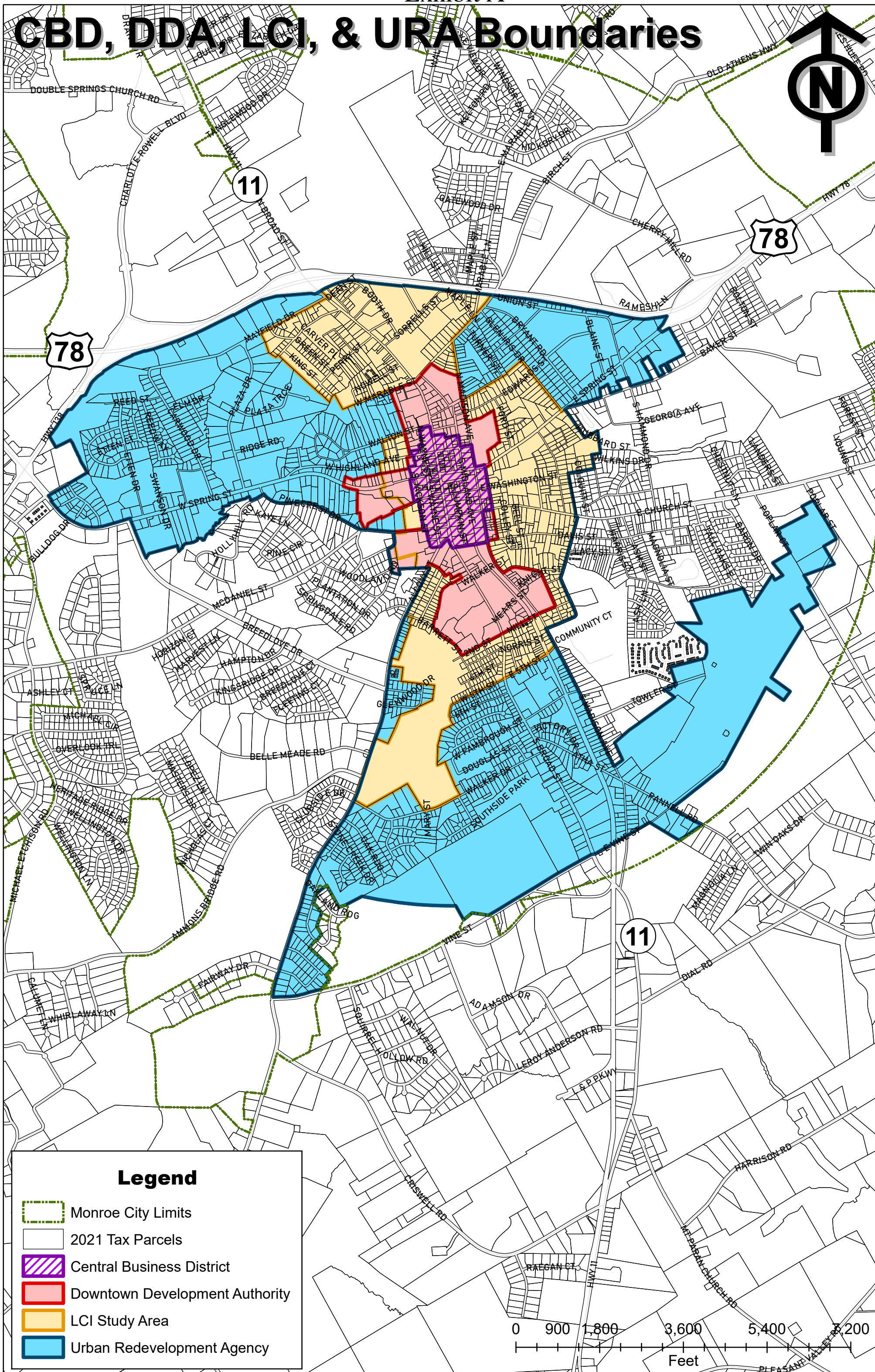
SO RESOLVED this 7th day of December, 2021.

CITY OF MONROE, GEORGIA







Approved: _____
John Howard, Mayor

Attest: _____
Debbie Kirk, City Clerk

CBD, DDA, LCI, & URA Boundaries



Legend

-  Monroe City Limits
-  2021 Tax Parcels
-  Central Business District
-  Downtown Development Authority
-  LCI Study Area
-  Urban Redevelopment Agency

